AREA SCREENING CANADA PROGRAM

FEDERAL PROPERTY PROFILES

REGIONAL MUNICIPALITY OF YORK

ONTARIO

PREPARED BY PUBLIC WORKS CANADA
REAL ESTATE SERVICES DIRECTORATE

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PREFACE

Real Estate Services Directorate of Public Works Canada, on behalf of the Treasury Board Advisory Committee on Federal Land Management (TBAC/FLM) carries out the Area Screening Canada Program to assist in the implementation of the Federal Land Management Policy approved by Cabinet in 1973. The basic principle of this policy is that federal lands should be managed so as to combine the efficient provision of government services with the achievement of wider social, economic and environmental objectives.

In order to help fulfill this policy principle, the ongoing Area Screening Canada (ASC) Program systematically reviews the current use of federal landholdings in selected study areas across Canada. Each ASC report includes a map of government landholdings located within the study area and an urban profile which presents selected information on social, economical and environmental factors as well as trends that may have an impact on federal real property management. Land planning objectives of the various levels of government have been compiled to supplement the profile. Following a general description of the characteristics of the overall federal presence, all landholdings are individually examined in their particular local context.

A restricted version of the ASC report is prepared for distribution to federal departments. This version provides a complete description and evaluation of each federal property in the study area. An unrestricted version of the report including a property inventory is available for public distribution.

As a follow up to this report, properties which appear to have potential for improved use are to be re-examined yearly or as warranted.

Public Works Canada gratefully acknowledges the participation of the Treasury Board Advisory Committee on Federal Land Management and other federal departments in the Area Screening Canada Program, especially Environment Canada which provides expert advice on matters of environmental concern. A special thanks is extended to those federal and provincial departments and municipal organizations that provided information and data essential to the preparation of the individual reports. Appreciation is also extended to Public Archives Canada for the provision of the illustration depicted on the cover, which was taken from an exhibition of panoramic maps entitled "Birds-eye Views of Canadian Cities".

All planning information relating to federal properties contained in this report is based upon data provided by the various departments and agencies and is current to June 1984.

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REGIONAL MUNICIPALITY OF YORK AREA SCREENING CANADA

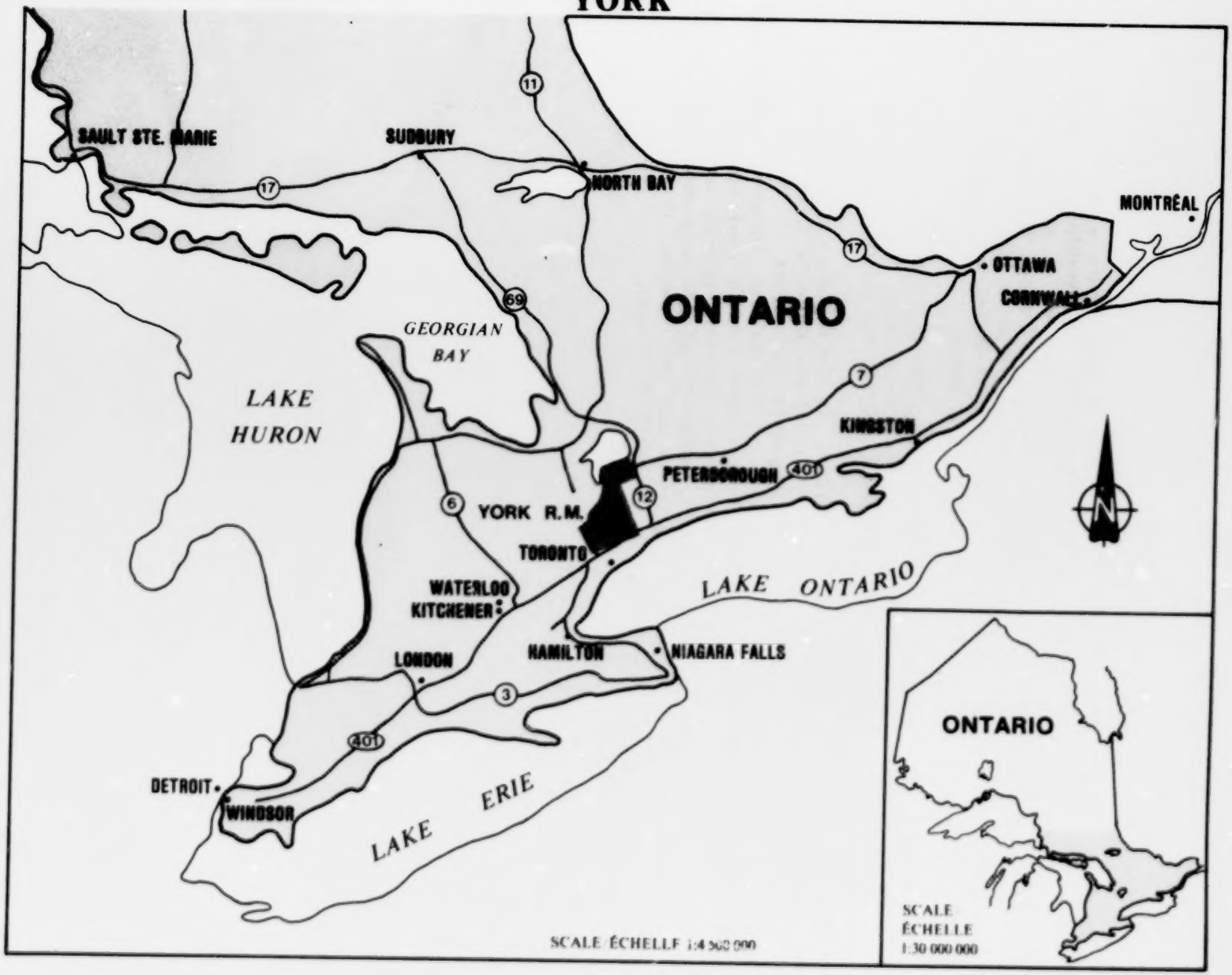
EXECUTIVE SUMMARY

The study area of the Regional Municipality of York covers a total area of 171 871 ha. The Region includes six towns and three townships: the Town of Markham, Town of Vaughan, Town of Richmond Hill, Town of Aurora, Town of Newmarket, Town of Whitchurch-Stouffville; Township of King, Township of East Gwillimbury, and Township of Georgina. The study area is located immediately north of Metropolitan Toronto and is surrounded by Durham Region on the East, Peel Region on the West and Simcoe County on the North.

The total population of York Region in 1983 was 283 748. It had a population of 252 053 in 1981, representing a 52% increase from 1971. The largest concentrations of population are found in Markham, Vaughan and Richmond Hill.

The economic base of the Region is contained in the sectors of manufacturing, commerce and agriculture. Approximately 44% of the Region's labour force are employed in the manufacturing and wholesale industries. The Regional Municipality of York's close proximity to Metropolitan Toronto, Southern Ontario and to Northwestern United States make this a good location for commerce and manufacturing. The agriculture industry remains an important economic activity in York Region still having 55% of its area used for farm purposes. This is slowly diminishing though with the expansion of urbanization due to the regions close proximity to Metropolitan Toronto.

REGIONAL MUNICIPALITY OF/
MUNICIPALITÉ RÉGIONALE DE
YORK



1.0 INTRODUCTION

The Regional Municipality of York is immediately north of Metropolitan Toronto, with Durham Region to the east, Peel Region to the West, and Simcoe County to the north. The Region was formed in 1971 and is comprised of six towns and three townships.

York Region extends 56 km north of the Metropolitan boundary to the southern shore of Lake Simcoe, and 32 km east-west from Durham Region to Peel Region. The total area within the Region is 171 871 ha and the total population in 1983 was 283,748. Of this total population 58% live in the three largest towns of Markham, Vaughan, and Richmond Hill; 29% reside in the four smaller towns of Aurora, Newmarket, East Gwillimbury and Whitchurch-Stouffville; and 13% live in the two townships of King and Georgina.

The most noticeable features of York's natural enviornment include: the Oak Ridges Moraine with its series of kettle lakes, the extensive till plains north and south of the Oak Ridges Moraine, the Lake Simcoe shoreline, the former Lake Algonquin shoreline, the large areas of wetlands in Georgina and East Gwillimbury, the Holland Marsh, and the network of valleylands which drain the Region.

Economic activity in York Region is a mixture of commerce, industry, and agriculture. The major manufacturing and commerce units are in the larger southern urban centres, and agriculture has more importance in the three northern townships.

REGIONAL MUNICIPALITY OF/
MUNICIPALITÉ RÉGIONALE DE
YORK

SCALE/ÉCHELLE 1:500 000

0 5
km

2.0 REGIONAL OVERVIEW

2.1 POPULATION

Table 1

Population Growth - Municipalities of York Region

	1971	Census 1976	Census 1981	Estimate 1983
Towns:				
Markham	36,684	56,206	77,037	90,008
Vaughan	15,873	17,782	29,674	41,082
Richmond Hill	32,384	34,716	37,778	40,536
Aurora	13,614	14,249	16,267	17,438
Newmarket	18,941	24,795	29,753	31,812
Whitchurch-Stouffville	11,262	12,884	13,557	13,724
East Gwillimbury	9,359	10,635	12,565	13,435
Townships:				
King	12,864	14,030	15,188	15,625
Georgina	14,959	18,530	20,111	20,040
Regional Municipality of York Total	166,060	203,915	252,053	283,748

Source: York Region Planning Department - March 1984

Table 2

Population Growth - Regional Municipality of York - 1971-1981

Year	York Region Population	Average Annual Percentage Change York	Ontario	Canada
1971	166,060	2.2	2.1	1.6
1976	203,915	4.6	1.5	1.3
1981	252,053	4.7	0.9	1.1

Sources: Statistics Canada, 1981 Census

York Region Planning Department - March 1984

The largest population concentrations occur in Markham, Vaughan, and Richmond Hill, which account for over 60% of the Region's population. The Regional population growth rate during the last decade has been faster than the average growth rate of Ontario and of Canada. Nearly 80% of the Region's growth in the last five years has been in those municipalities closest to Metropolitan Toronto, namely Markham, Vaughan, and Richmond Hill. This growth was mainly due to net migration rather than to natural increase, primarily from Metropolitan Toronto. In 1979 a York/Durham sewage system was completed which increased the Regional Municipality of York's capacity to accommodate a population growth of 475,000 people in Vaughan, Markham, Richmond Hill, Aurora and Newmarket.

Table 3

Population Projections 1981-2011

Regional Municipality of York

Year	Population York Region	Population Change	Annual Growth Rate (%)
1981	252,053	85,877	3.4
1991	379,798	127,755	3.3
2001	498,418	118,620	2.4
2011	594,141	95,723	1.6

Source: York Region Planning Department - 1984

Table 4

York Region Population Forecasts

Municipality with Main Sub-areas	Years 1981	1991	2001	2011
Markham (Town)	77,035	105,772	132,595	145,330
Markham/Unionville	27,303	42,480	55,320	62,025
Woodbine/Risebrough	7,000	13,910	28,900	35,625
Thornhill/East of Yonge	38,685	44,600	43,900	43,100
Vaughan (Town)	29,676	85,850	130,550	168,080
Thornhill/West of Yonge	10,042	45,220	75,350	85,650
Maple/Keele/Jane	3,071	5,130	8,980	14,860
Woodbridge	12,967	31,465	40,820	60,290
Richmond Hill (Town)	37,778	54,476	77,070	99,795
Richmond Hill	32,028	47,460	69,000	91,100
Oak Ridges	4,437	5,400	6,200	6,600
Aurora (Town)	16,257	23,000	29,000	35,000
Aurora	15,132	21,480	26,390	31,400
Newmarket (Town)	29,753	36,995	42,303	48,016
Newmarket	29,542	36,705	41,673	46,966
Whitchurch-Stouffville (Town)	13,557	16,000	18,400	21,100
Stouffville	6,626	8,300	10,000	12,000
King (Township)	15,188	17,550	19,750	21,450
King City	3,942	4,600	5,300	5,950
Nobleton	2,260	2,600	3,000	3,400
Schomberg	1,147	1,350	1,850	2,250
East Gwillimbury (Town)	12,565	15,700	18,700	20,900
Mount Albert	1,354	2,300	3,200	3,850
Sharon	1,667	2,200	2,500	2,950
Holland Landing	4,645	6,000	7,500	8,500
Georgina (Township)	20,234	24,950	30,050	34,550
Keswick	7,424	9,500	12,500	15,000
Sutton	3,995	5,200	6,200	7,200

*Remainder of Population is rural.

Source: York Region Planning Department - March 1984

Table 5

York Region Employment 1982

Municipality	Agriculture Forestry Fishing Mining	Manufacturing Construction Wholesale Transportation	Retail Personal Services	Health Social Services Institutional	Total Jobs
Markham	272	24,075	8,491	8,151	40,987
Vaughan	231	20,997	4,429	2,206	27,866
Richmond Hill	220	5,625	3,277	4,829	13,955
Aurora	57	2,495	1,816	1,752	6,120
Newmarket	108	1,856	3,512	5,561	11,037
Whitchurch-Stouffville	319	1,625	1,168	1,181	4,293
King	207	1,233	829	885	3,156
East Gwillimbury	125	710	374	378	1,589
Georgina	90	914	1,455	1,041	3,499
Region	1,629	59,530	25,351	25,984	112,502

Source: York Region Planning Department - 1984

Table 6

Manufacturing Employment and Establishments

Regional Municipality of York 1981

Municipality	Employment	Establishments
Markham	8,553	314
Vaughan	8,152	193
Richmond Hill	2,868	86
Aurora	1,917	24
Newmarket	558	21
Whitchurch-Stouffville	535	18
King	376	16
East Gwillimbury	242	15
Georgina	181	18
Region	23,382	705

Source: York Region Planning Department

Nearly two-thirds of all the jobs in the Regional Municipality of York are in manufacturing, construction, transportation, and wholesale. The other jobs are spread evenly between retail and personal services, and health, institutional, and social services.

Almost 90% of all the manufacturing establishments are in Markham, Vaughan and Richmond Hill. The Town of Vaughan is strongest in manufacturing, and the Town of Newmarket rates high in jobs for health and social services, with its hospital and nursing homes.

In 1981, 29% of the employed residents living in Markham, Vaughan, and Richmond Hill worked within these towns. However, a greater number (55%) of these employed residents of Markham, Vaughan, and Richmond Hill worked in Metropolitan Toronto. Similarly, 44% of all the workers in Markham, Vaughan, and Richmond Hill resided in Metropolitan Toronto. This movement between residences and jobs emphasizes the interplay between Metropolitan Toronto and its adjacent municipalities.

2.2 ECONOMIC CONTEXT

The three major sectors of the economic base of the Regional Municipality of York are manufacturing, commerce, and agriculture. Employment in the manufacturing and wholesale sector is 44%, compared with 27.4% for Ontario and 18.2% for Canada. In 1981 the Regional Municipality of York has 705 manufacturing establishments with 23,382 employees. Close proximity to Metropolitan Toronto, to Southern Ontario, as well to Northeastern United States, makes the Regional Municipality of York a good location for manufacturers and suppliers serving these markets.

Although agriculture is still significant in the Regional Municipality of York, its importance is diminishing with urbanization. In 1981 the Census showed that the Regional Municipality of York had 55% of its area used for agriculture, which was a decrease of 4% from the previous decade. However, the Regional Municipality of York has, with Simcoe County, the country's largest marsh for the production of vegetables, the Holland Marsh. This area's an ideal combination of special soils and climate, and represents over 40% of all the vegetable producing land in Ontario.

The 1981 Census showed that the average household income for the Regional Municipality of York of $33,288 was higher than for its neighbours (Metropolitan Toronto $27,476; Durham Region $27,235; Peel Region $31,501). Within the Regional Municipality of York itself the Town of Markham had the highest household income ($39,241) leading all Canadian other municipalities.

2.3 REGIONAL STRUCTURE

2.3.1 GENERAL STRUCTURE

Throughout the Regional Municipality of York there are 19 urban development nodes, with five in the north, seven in the central section, and seven in the south. Over half of the population live in the seven southern nodes in an almost continuous urbanized belt north of Metropolitan Toronto. Although residential and industrial land uses are dominent in the Region, 55% of the total area remains agricultural.

2.3.2 LOCAL GOVERNMENT ORGANIZATION

There is a two-tier system of government in the Regional Municipality of York. The upper tier is the regional government while the nine municipal governments form the lower tier. The regional government is based upon the principle that each level of government should be responsible for services which it can provide most efficiently to the residents.

Responsibilities of Different Governments

Regional Municipality of York	Area Municipalites
1) Regional Roads	1) Local Roads
2) Water Supply	2) Fire Protection
3) Regional Police	3) Water Distribution
4) Regional Planning	4) Sewage and Garbage Collection
5) Sewage Treatment and Disposal	5) Sidewalks and Streetlights
6) Regional Parks	6) Local Planning, Sub-division, and Zoning
7) Conservation	7) Local Parks and Recreation-Community Centres
8) Health and Welfare	8) Libraries
9) Capital Borrowing	9) Local By-law Enforcement
10) Emergency Measures	10) Tax Collection

2.3.3 TRANSPORTATION

As the Regional Municipality of York is closely interelated to the Greater Toronto area, the transportation network of York is mainly geared to satisfying peak hour commuting needs to and from Metropolitan Toronto. It is expected that this situation will not change through the next decade as most of York's commuters will continue to work in Metro, and many of York's jobs will be filled by residents of Metropolitan Toronto. The interlocking Metro transportation system, particularly transit lines, freeways, and arterial roads, is

quite important to York Region. The broad goal of the Region is to triple within two decades the number of peak hour trips using public transportation and so reduce the current dependence on private vehicles.

The larger municipalities of the Regional Municipality of York each have their own urban public transportation systems. The Government of Ontario GO buses operate on Yonge Street (Highway 11) to and from Metro.

The Regional Municipality of York is well served by provincial highways. North-south Highways are 427, 400, 11, 404 and 48, and east-west Highways are 7, 9 and planned 407. There are also four major north-south arterial regional roads and seven key east-west arterial roads.

There are five railroad lines traversing the Region (three CNR, two CPR).

Approximately 25 km southwest of the Regional Municipality of York is the Lester B. Pearson Airport, which serves both national and international flights. Buttonville Airport in Markham provides facilities for a large number of domestic fights including smaller aircraft.

2.3.4 COMMERCE

The retail industry is growing in the Regional Municipality of York. As this Region has the highest average household income of the entire country, this is a stimulus for retail trade to expand. The three largest shopping centres in the Region (Markville, Hillcrest, and Upper Canada) account for 80% of retail floor space in Markham, Richmond Hill and Newmarket. Throughout all of the Regional Municipality of York over 70% of all the retail floor space is connected with various shopping centres. It is likely that the high level of disposable income and population growth will encourage continuing commercial growth during the next decade.

2.3.5 INDUSTRY

The various manufacturing and warehousing facilities throughout the Regional Municipality of York employ over 23,000 people with most located in the three largest towns (Markham, Vaughan, Richmond Hill). There is no concentration of particular types of these 705 plants, or of special product lines. This differs markedly from its eastern neighbour, Durham Region, which is dominated by the automotive industry. The Regional Municipality of York has serviced industrial land which is less expensive than similar land in Metropolitan Toronto. Over 3075 ha are still available in the Regional Municipality of York to serve light and heavy industry. It is expected that York will continue to attract industrial over office development.

2.3.6 HOUSING

From 1971 to 1982 the annual average population growth rate for York Region was 4.4% compared to Ontario's 3.0%. Markham and Vaughan have been growing at twice the rate of the remainder of the Region, and this has influenced the distribution of new housing developments. During the past three years three-quarters of all residential building permits in York were issued in Markham and Vaughan. Although 73% of all residential units in 1982 were single detached, and 11% apartments, it is expected the next decade will see an increasing proportion of apartments, reflecting the anticipated change in population age-structure and housing preference. The higher concentrations of apartments are presently in Richmond Hill (21%), Markham (13%), and Newmarket (16%). In 1982 the rental vacancy rate of housing was 0.6%, with Markham having the lowest vacancy rate. Currently much of the increase in single detached housing units is in Vaughan. Being close to Metropolitan Toronto reinforces the housing industry which has increased its share of Greater Toronto population from 6.2% in 1974 to 7.7% in 1982.

2.3.7 RECREATION AND OPEN SPACES

The Regional Municipality of York has several recreational or open space areas. These are mainly in the Oak Ridges Moraine and along the southern shore of Lake Simcoe. Six conservation areas cover 1165 ha, and Regional Forests in the Town of Whitchurch-Stouffville, East Gwillimbury and Georgina occupy 2000 ha. There is also a 200 ha provincial park (Sibbald's Point) on Lake Simcoe in Georgina Township. There are many golf courses in the southern part of York serving residents of the Region and greater Metro Toronto.

3.0 GOVERNMENT LAND PLANNING OBJECTIVES AND COMMUNITY CONCERNS

3.1 MAJOR GOALS OF THE REGIONAL MUNICIPALITY OF YORK

1. SOCIAL

To create a safe, healthy and stimulating environment and to maximize the opportunities for choice by regional citizens in meeting their basic needs of shelter, employment, and recreation.

2. ECONOMIC AND FINANCIAL

To develop the Region to its fullest economic potential and to provide the maximum level of required regional services at minimum public cost.

3. PHYSICAL SERVICES

To achieve an economic level of utility service to adequately meet the urban and rural needs of the Region, providing also a convenient efficient transportation system for inter and intra-regional movement of people and goods.

4. LAND USE

To provide the most desirable, orderly land use pattern to accommodate future growth needs of the Region through continual re-evaluation.

3.1.1 GENERAL REGIONAL OBJECTIVES AND POLICIES

1. To accommodate a moderate rate of growth in a manner which preserves community identity, minimizes environmental disruption, and is cost effective in providing for a variety of life styles.

2. To create an environment conducive to agriculture by preservation of specialty crop areas and high capability agricultural areas.

3. To enhance the natural environment by conserving the existing character and natural functions of the Oak Ridges Moraine, Lake Simcoe Shoreline, and the Georgina-Gwillimbury Wetlands, as well as developing lands for public use as a regional forest.

4. To achieve the fullest possible economic development for the Region by fostering the creation of major industrial areas and business centres which would result in a strong competitive position in attracting employment in the manufacturing, wholesale, trade, finance, and service sectors; and at the same time encourage the continuation of agriculture and other resource industries as employment opportunities.

5. To develop a comprehensive coordinated transportation system to increase accessibility to major areas of employment, shopping, and recreation by encouraging more public transportation rather than private vehicle usage.

6. To provide opportunities for the development of human services such as health and social services, education, recreation, and heritage protection.

7. To provide a high quality water and sewage service (such as the Duffin Creek system) for all the larger urban centres, as well as maintaining adequate servicing standards for rural centres.

3.2 PROVINCIAL OBJECTIVES

In the 1970's the Province of Ontario introduced its overall development strategy for the Greater Toronto Central Area. This is still guiding investment decisions of the Provincial Government and its Ministries.

Ontario's economic strategy for the 80's was articulated in January 1981 in a document entitled Building Ontario in the 1980's, published by the Board of Industrial Leadership and Development (BILD). BILD was formed in 1980 to coordinate long term investment strategies to support Ontario's economic development initiatives and these generally impact on the Federal real estate inventory.

A ECONOMIC AND SOCIAL OBJECTIVES

(i) Electricity

To substitute for fossil fuels, promotion of nuclear and hydraulic electricity generation through a $2 billion per annum Ontario Hydro capital construction program.

(ii) Transportation

To improve the province's transportation infrastructure emphasizing energy conservation through:

- provincial subsidies to municipal transit system;
- development of new technologies through Urban Transportation Development Corporation;
- sales tax rebates on alternate fuels and non-petroleum powered vehicles;
- support of Federal efforts to upgrade rail service on Windsor-Quebec corridor and regional short take-off and landing airport facilities;

. upgrading and expansion of Ontario's shipyards; development and improvement of ports and harbours with participation of the Federal government.

(iii) Resources

To develop and regenerate the province's natural resources through:

. equity investment in food processing and storage facilities so as to limit food imports;

. longer term and improved forest management agreements with private firms;

. reduction of imports of mining equipment through joint ventures which will develop and supply the equipment needs of the resource sectors;

(iv) Technology

To redress inadequate Research and Development (R & D) efforts in order to ensure international competitiveness and continued economic growth through:

. coordination of corporation, academic, labour and government R & D through IDEA (Innovation Development for Employment Advancement) Corporation;

. establishment of technology centres for auto parts in Niagara Region, microelectronics in Cambridge and Ottawa, industrial robots, biotechnology and toxicology at the Universities of Guelph and Toronto;

. Ontario Development Corporation providing financing for high technology firms.

(v) People

To retrain existing manpower to changing technologies and achieve a closer link between educational institutions and the needs of the workplace by:

. expanding apprenticeship training by incentives to industry;

. encouraging coordinated training efforts by industrial sector with cooperative efforts through Ontario colleges where facilities will be modernized.

(vi) Community

To assist Ontario communities in attracting new economic development and to create new job opportunities by strengthening local development capacities and by upgrading existing tourism, cultural and infrastructure facilities by:

- financing land servicing infrastructures in small communities;
- cost sharing of local economic development studies;
- expanding tourist facilities through loans supported by an international marketing effort.

B URBAN OBJECTIVES

(i) Ontario Downtown Revitalization Program

To help strategic renewal in downtown areas and thereby begin to arrest decline and restore confidence in these cores.

Interest free loans are made available to a maximum of 2/3 of the cost of downtown improvements. In cities with a maximum population of 125,000 they are expected to generate complementary private sector downtown investment and, in the long term, improve downtown property and business tax bases in order to provide some reasonable payback period for the original loan.

A related program, Main Street Revitalization, finances beautification and parking improvements to a maximum of $150,000 with designated business improvement areas and official plans to communities under 35,000 population.

(ii) Ontario Neighbourhood Improvement Program

To improve the quality of life in deteriorating residential areas.

The province and municipality share equally the cost of neighbourhood improvements including community centres, playgrounds, day care centres, lighting, sewers, sidewalks, and roadwork. At least 20% of expenditures must be soft costs.

(iii) Ontario Home Renovation Program

To improve the quality of the province's housing stock.

Loans to a maximum of $7,500 are made available to individuals. A portion of the loan is forgiveable according to the income level of the borrower. Home improvements loans are linked to neighbourhood improvement as eligibility is limited to certain designated neighbourhoods.

3.3 FEDERAL OBJECTIVES

FEDERAL LAND MANAGEMENT (FLM) POLICY

It is the policy of the government that federal real property be managed economically and efficiently and that it be managed so as to combine the efficient provision of government services with achievement of wider social, economic and environmental objectives.

OTHER OBJECTIVES

The following federal objectives were primarily derived from the Annual Review of the Senior Inter-Departmental Committee on Urban Affairs and other federal policy documents.

A GENERAL

(i) To achieve a more balanced pattern of growth in metropolitan areas.

(ii) To achieve a more balanced pattern of cities and towns, with increased emphasis on small, medium-sized and new communities.

(iii) To improve the physical environment of larger urban centres.

(iv) To improve the social environment of larger urban centres.

(v) To contribute toward the efficient and effective development and use of urban services.

(vi) To encourage the efficient use of scarce energy resources.

B PROGRAM RELATED

(i) To ensure an adequate supply of serviced residential land.

(ii) To conserve and improve stable, low, and moderate income residential areas.

(iii) To promote neighbourhood conservation and revitalization.

(iv) To assist in the development and rehabilitation of housing for rural and native groups.

(v) To enhance the quality of the environment by the improved management and utilization of natural resources.

(vi) To realize the potential of each region, through economic and social development.

(vii) To attract investment into relatively slow growth areas.

(viii) To provide facilities to foster the optimum development of marine transportation.

(ix) To preserve Canada's historic heritage.

(x) To preserve lands or particular ecological value.

(xi) To assist municipalities in undertaking a program of rail relocation.

(xii) To ensure that federal government institutions do not build or support any future flood vulnerable developments in flood risk areas.

C FEDERAL PROPERTIES (REALTY ACTIVITY)

(i) To provide Federal departments and agencies, as specified in the appropriate acts, with a full range of real property services required for the successful carrying out of their program responsibilities.

(ii) To develop and manage real property assets of the Federal government within its jurisdiction according to sound real estate principles so as to optimize the return to the government and the people of Canada.

FEDERAL PROPERTIES

4.1 SUMMARY OF FEDERAL PROPERTY CHARACTERISTICS

4.1.1 PWC ADMINISTERED SPACE AND PROPERTY

PWC owns 2 of the Regional Municipality of York's 29 federal properties which account for 20.5% of the total gross floor area as well as .19 ha of land. The two buildings located at Newmarket and Stouffville total 2 858 m^2 of gross floor space. Different departments occupy PWC owned space, the largest occupant being CP.

PWC - Leased Property

PWC administers 4 869.8 m^2 rentable or leased accommodation in 16 locations within the Regional Municipality of York. The largest client accomodated is CP with 3 395 m^2 rentable (70% of total rentable), followed by EIC and PWC with 910 m^2 rentable (18.7% of total rentable) and 434.5 m^2 rentable (8.9% of total rentable), respectively.

Space occupied by type is as follows:

- administrative	-	952.2 m^2	-	19.6%
- operational	-	3 917.6 m^2	-	80.4%

4.1.2 OGD - OWNED SPACE AND PROPERTY

Other government departments (OGD) own a total of 11 454.71 m^2 of building space and 74.16 ha of land. CP own 17 sites, F&O-SCH own 4 sites, TC own 3 sites, EC (AES) own 2 sites, and ND own 1 site. The two largest OGD building space owners are CP with 8 873.28 m^2 (77% of the total OGD owned) and EC (AES) with 1 657.81 m^2 (14.5% of the total OGD owned). Floor space occupied by type is as follows:

- operational	-	8 040.41 m^2	-	70.2%
- administrative	-	1 728.5 m^2	-	15.0%
- residential	-	947.61 m^2	-	8.3%
- institutional	-	738.21 m^2	-	6.5%

EC (AES) is the largest landholder with 59.72 ha (80.5% of the total OGD owned). The second largest landholder is TC with 8.05 ha (11% of total OGD owned).

OGD - Leased Property

The only other government department which leases building space is RCMP who lease 1 446.23 m^2 of operational building space.

SUMMARY OF FEDERAL CLIENTS IN PWC CROWN-OWNED

AND PWC-MANAGED LEASEHOLD SPACE

(current to December 1983)

DEPT.	CROWN-OWNED	RENTABLE m^2	LEASEHOLD	RENTABLE m^2
Agr	Newmarket GOCB	233.9 m^2 (computer, lab & office)	10077 Yonge St. Richmond Hill	130.4 m^2 (office)
EIC	Newmarket GOCB	38.8 m^2 (storage)	330 Yonge St. Newmarket	790.9 m^2 (office)
			Satellite Ground Station, Newmarket	88.4 m^2 (land)
			FLR Building Schomberg	30.6 m^2 (office)
CP	Newmarket GOCB	639.9 m^2 (process & storage)	186 Main St. Unionville	132.2 m^2 (commercial)
			Kennedy-Lee Plaza Miliken	120.3 m^2 (process)
			7751 Yonge St. Thornhill	924.4 m^2 (process)
			Plaza, Gormley	162.6 m^2 (process)
			860 Denison St. Unionville	845.2 m^2 (process)
			Store #1, Concord	285.8 m^2 (process)
			Store #4, Kleinburg	100.0 m^2 (process(
			LCD, 35 Killaloe Rd., Concord	367.0 m^2 (process)
			Lakeshore Rd. Jacksons Point	91.9 m^2 (process)
			Yonge St.,Oak Ridges	142.6 m^2 (process)
			Plaza, Hwy. #27 Nobleton	223.0 m^2 (commercial)
HWC	Newmarket GOCB	58.9 m^2 (office)		
PWC	Newmarket GOCB	108.7 m^2 (storage)	34 Doncaster Ave. Thornhill	434.5 m^2 (office & storage)
RC-CE	Newmarket GOCB	177.3 m^2 (office)		
RCMP			679 Davis Drive Newmarket	1 446.23 m^2 (office)
VACANT	Newmarket GOCB	108.3 m^2 (usable) 83.5 m^2(non-usable)		
	TOTAL	1 449.3 m^2	TOTAL	6 316.03 m^2

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 1

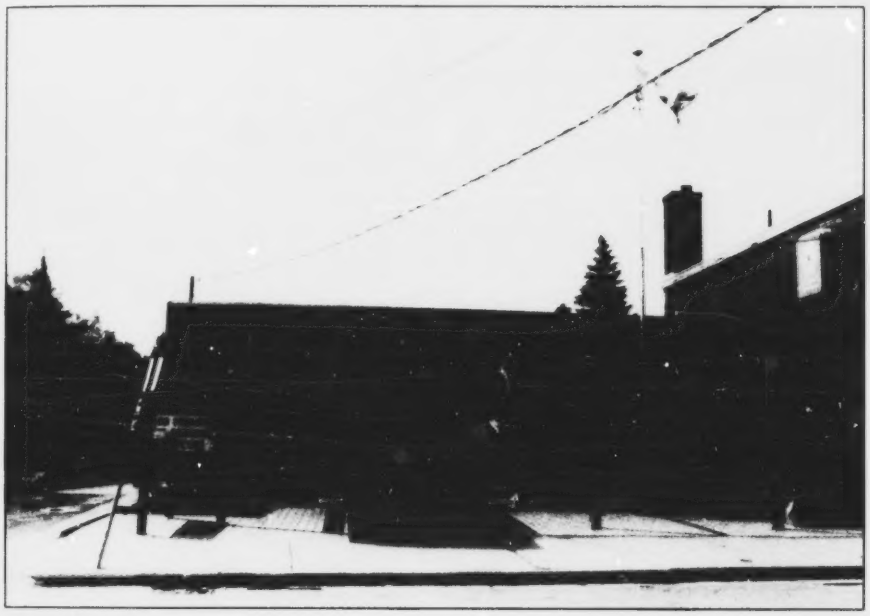
Woodbridge Post Office
Bureau de poste de Woodbridge

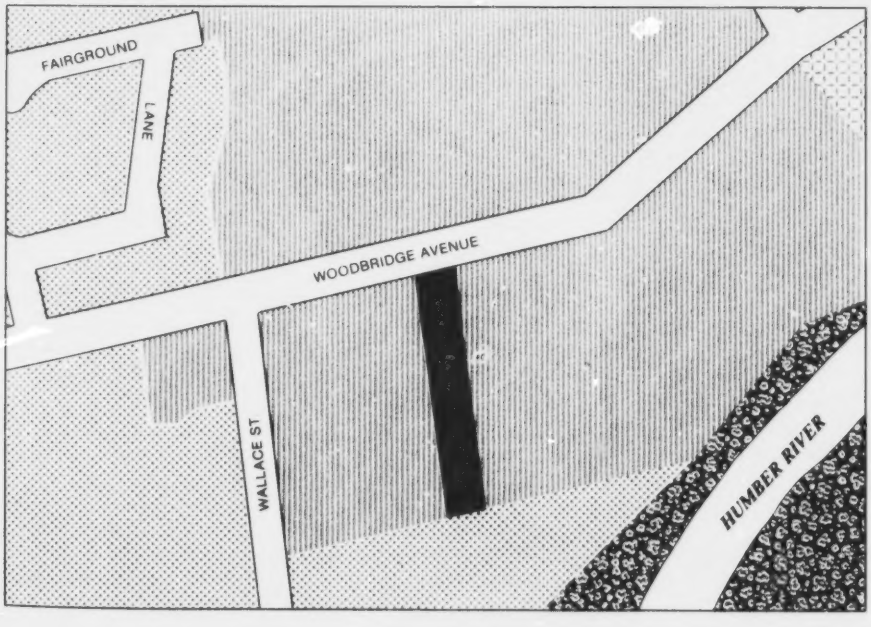
141 Woodbridge, Woodbridge
141, Woodbridge, Woodbridge

OWNER PROPRIÉTAIRE
CP PC

CRPI RIC
3519028 091 C P00 09875

STUDY YEAR ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE ÉCHELLE 1:2800

0 28
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 2

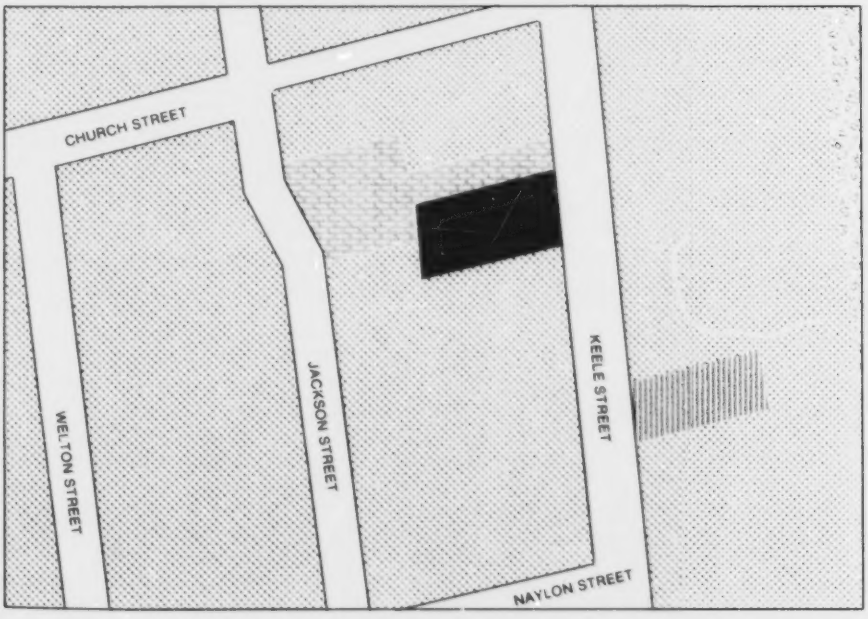
Maple Post Office
Bureau de poste de Maple

9926 Keele Street, Maple
9926, rue Keele, Maple

OWNER PROPRIÉTAIRE
CP PC

CRPI RIC
3519028 091 C POO 098[illegible]4

STUDY YEAR ANNÉE D'ÉTUDE
1984



LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE ÉCHELLE 1:3000

0 30
m

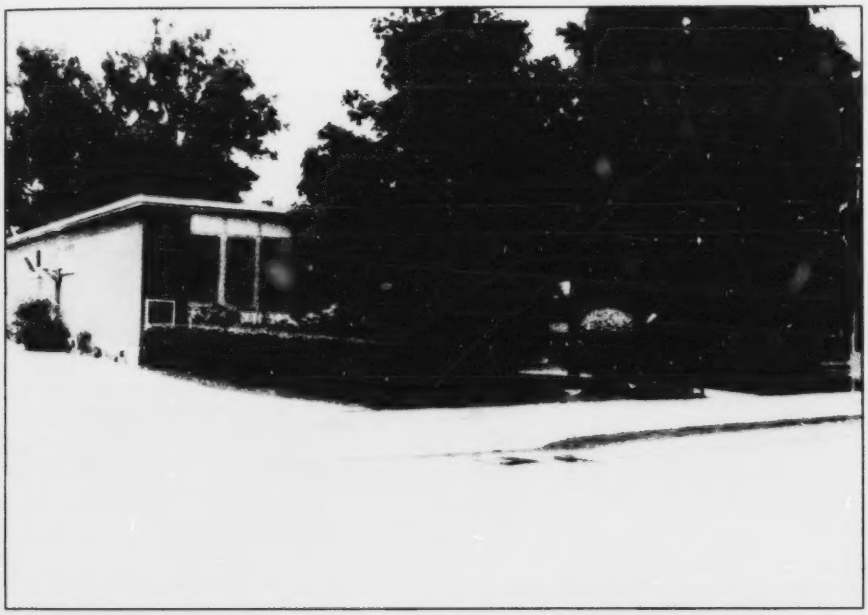
PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

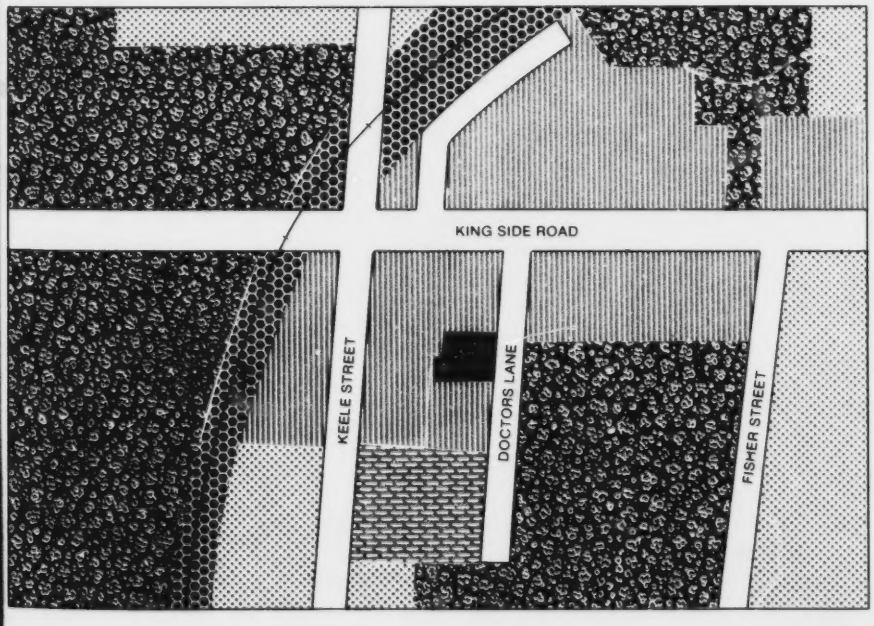
Site 3

King City Post Office
Bureau de poste de King City

20 Doctors Lane, King City
20, ruelle Doctors, King City

OWNER PROPRIÉTAIRE CP PC
CRPI RIC 3519049 092 CP00 09897
STUDY YEAR ANNÉE D'ÉTUDE 1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE/ÉCHELLE 1:4400

0 44
m

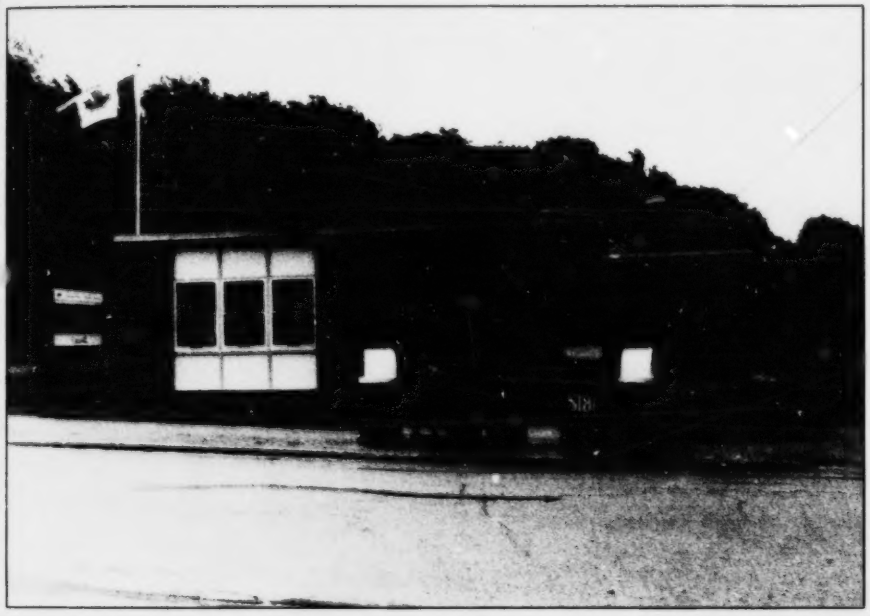
PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

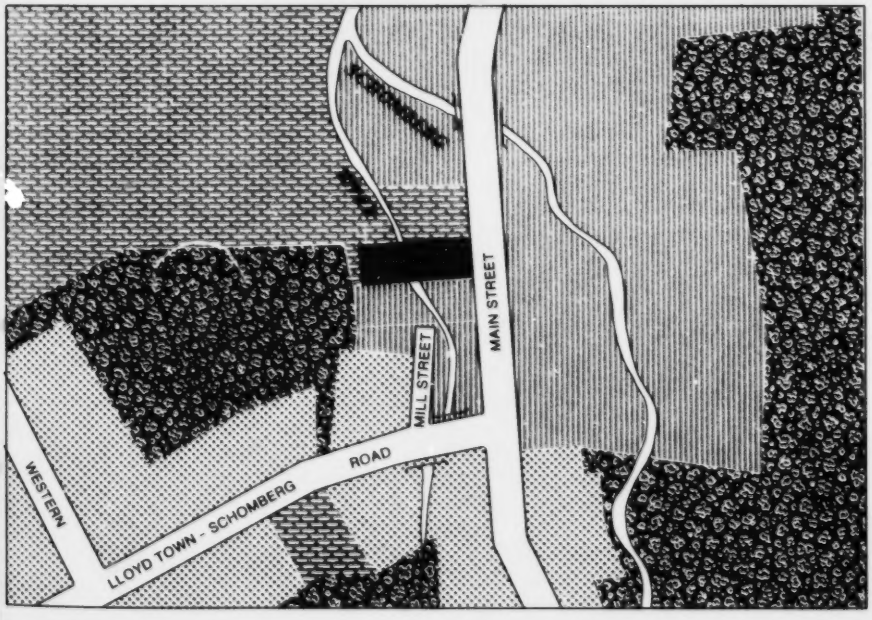
Site 4

Schomberg Post Office
Bureau de poste de Schomberg

197 Main Street, Schomberg
197, rue Main, Schomberg

OWNER PROPRIÉTAIRE CP PC
CRPI RIC: 3519049 092 CPO0 09898
STUDY YEAR / ANNÉE D'ÉTUDE 1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE / ÉCHELLE 1:3900

0 39
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 5

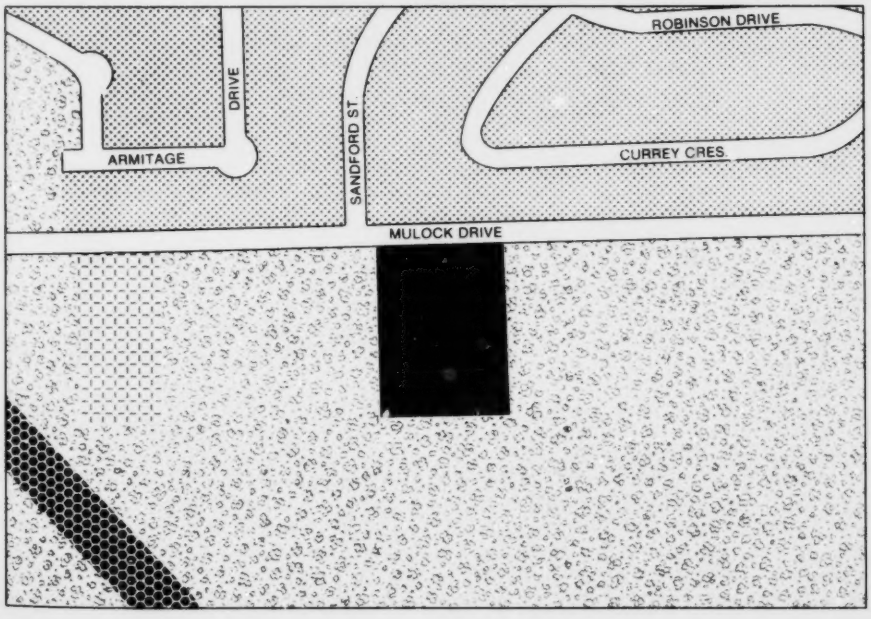
Newmarket Mail Processing Plant
Centre de traitement du courrier de Newmarket

190 Mulock Drive, Newmarket
190, Promenade Mulock, Newmarket

OWNER PROPRIÉTAIRE
CP PC

CRPI RIC:
3519048 092 CP00 09895

STUDY YEAR ANNÉE D'ÉTUDE
1984



LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉAT'ON
UNDEVELOPED	NON AMÉNAGÉ

SCALE/ÉCHELLE 1:4800

0 48
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 6

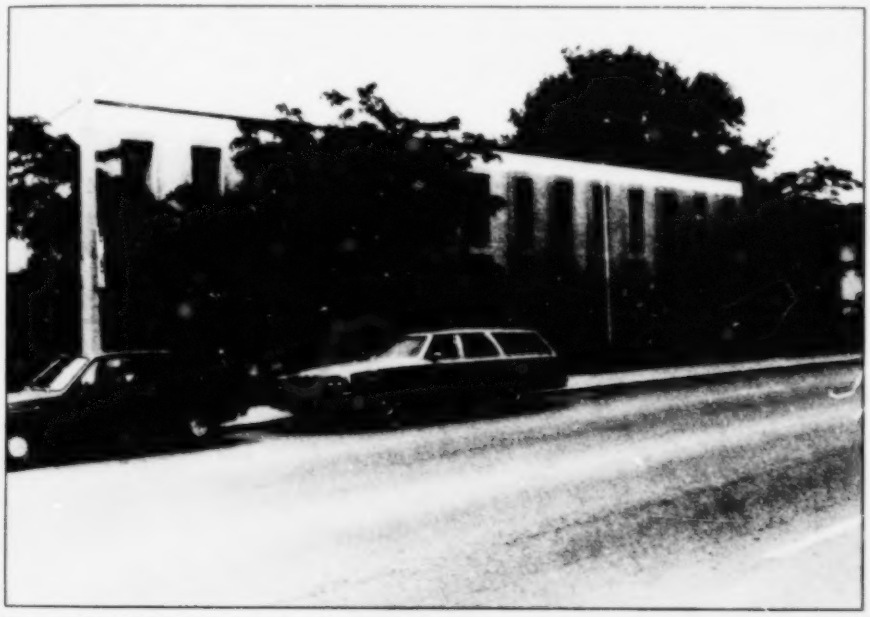
Canada Post Building
Immeuble Postes Canada

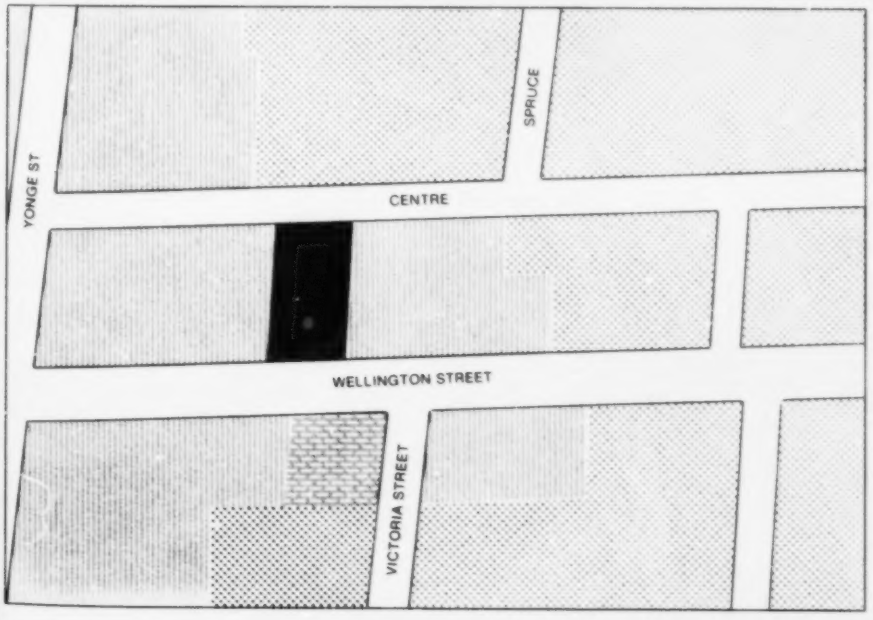
20 Wellington Street East, Aurora
20, rue Wellington est, Aurora

OWNER PROPRIÉTAIRE
CP PC

CRPI RIC
[illegible]

STUDY YEAR ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE ÉCHELLE 1:2800

0 28
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 7

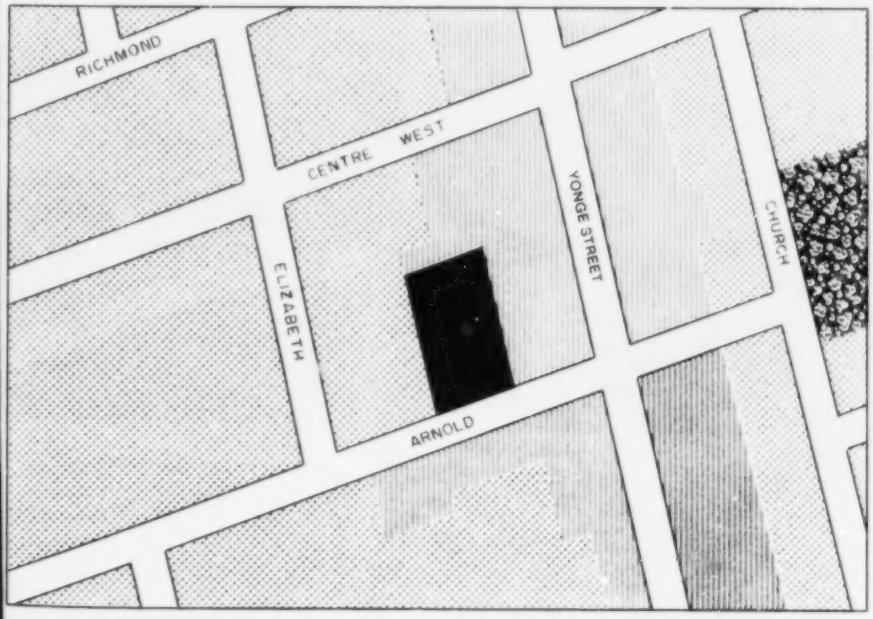
Canada Post Building
Immeuble de Postes Canada

21 Arnold Street, Richmond Hill
21, rue Arnold, Richmond Hill

OWNER PROPRIÉTAIRE
CP PC

CRPI RIC
3519038 09[illegible] C POD 09888

STUDY YEAR ANNÉE D'ÉTUDE
1984



LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE ÉCHELLE 1:4000

0 40
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 8

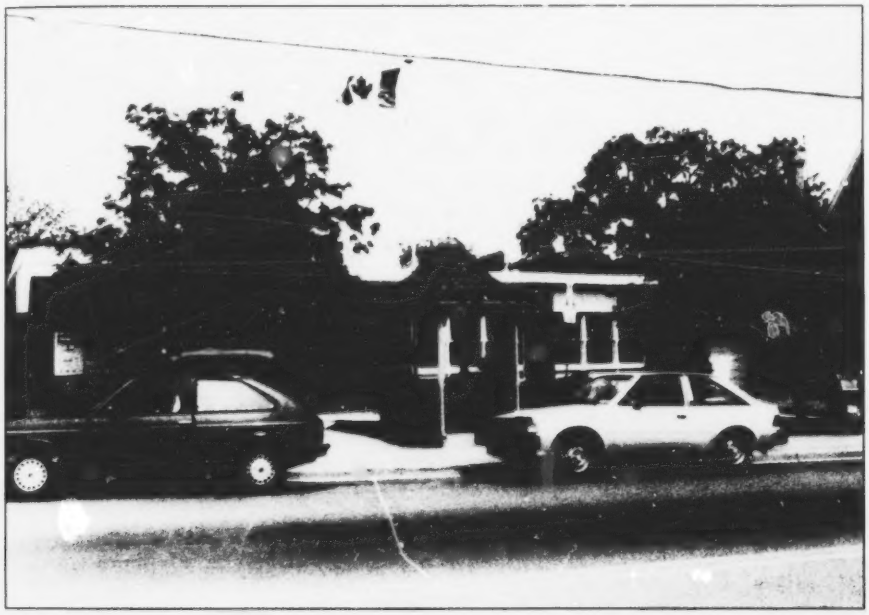
Markham Post Office
Bureau de poste de Markham

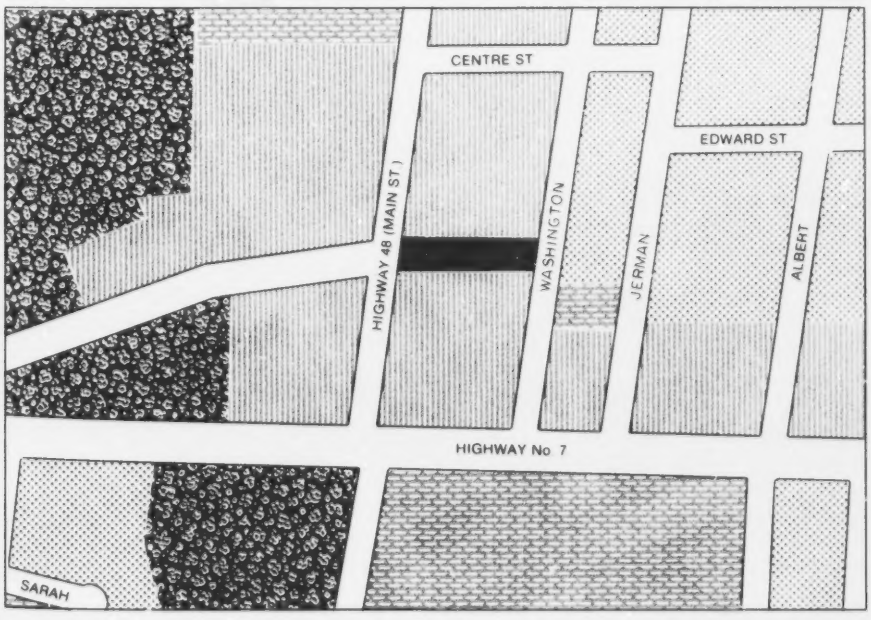
21 Main Street North, Markham
21, rue Main, Markham

OWNER PROPRIÉTAIRE
CP PC

CRPI RIC
3519036 091 C POO 09878

STUDY YEAR ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE/ÉCHELLE 1:4000

0 40
m

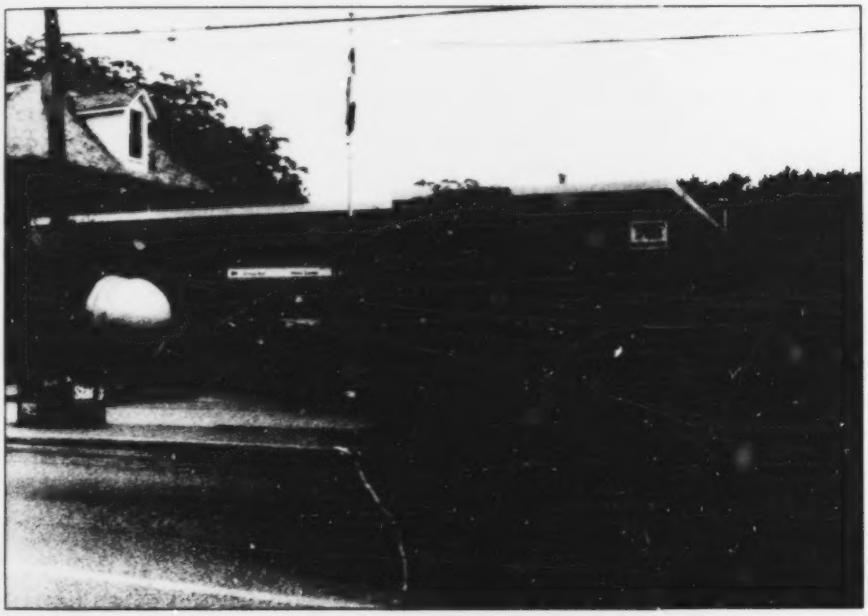
PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

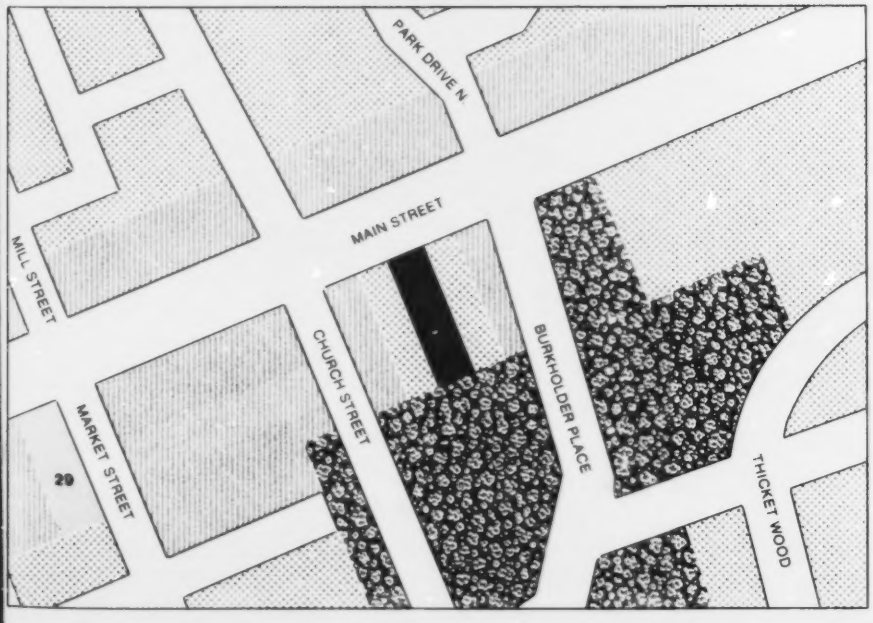
Site 9

Stouffville Post Office
Bureau de poste de Stouffville

22 Main Street, Stouffville
22, rue Main, Stouffville

OWNER PROPRIÉTAIRE
CP PC
CRPI RIC
3519044 092 CPO0 09889
STUDY YEAR ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE / ÉCHELLE 1:4050

0 40
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 10

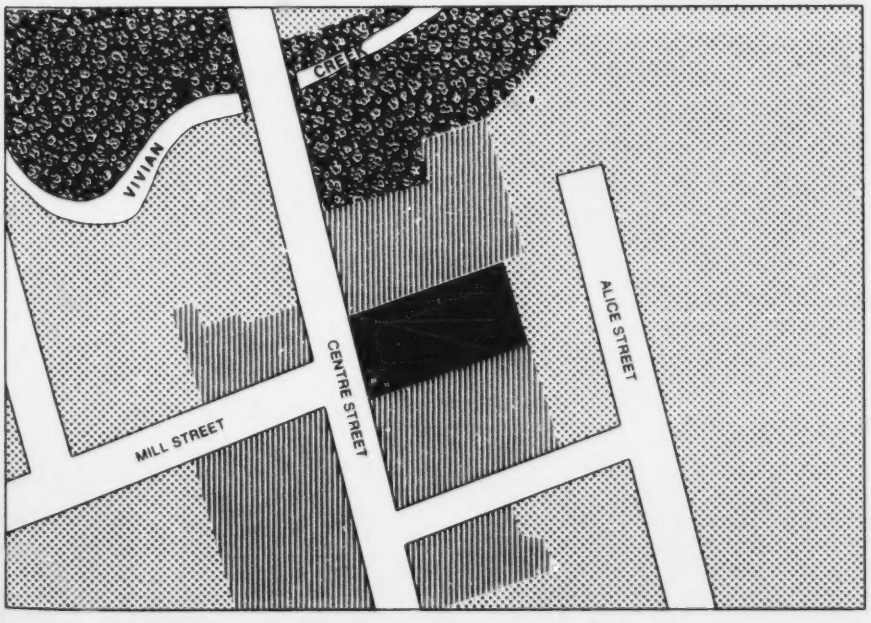
Mount Albert Post Office
Bureau de poste de Mount Albert

659 Centre Street, Mount Albert
659, rue Centre, Mount Albert

OWNER PROPRIÉTAIRE
CP PC

CRPI RIC
3519054 092 CPO0 09902

STUDY YEAR ANNÉE D'ÉTUDE
1984



LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE/ÉCHELLE 1:2400

0 24
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 11

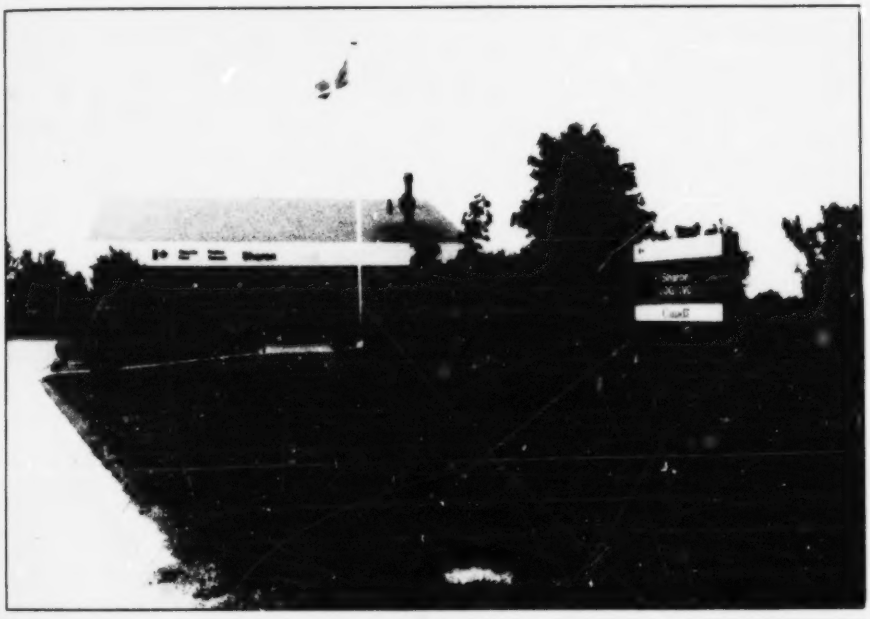
Sharon Post Office
Bureau de poste de Sharon

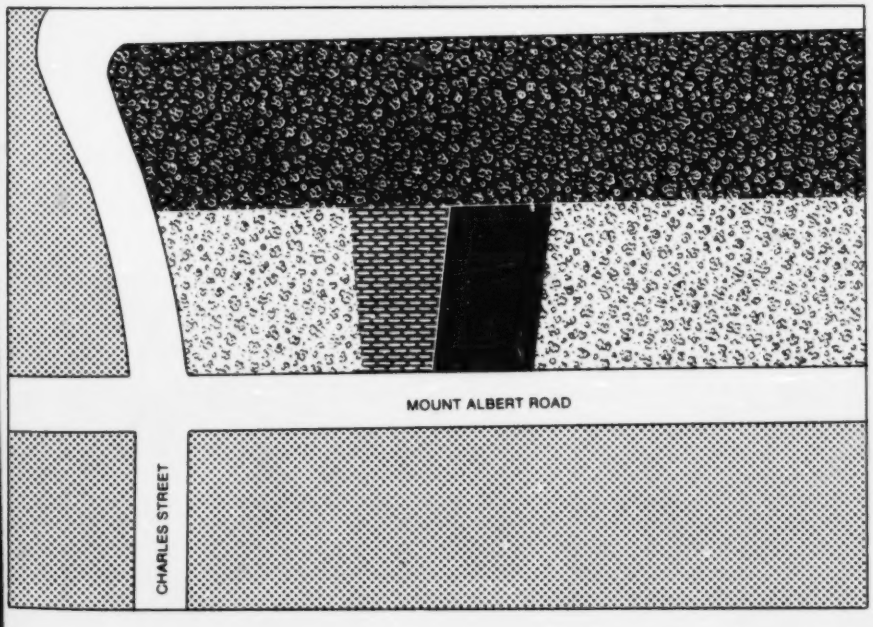
Mount Albert Road, Sharon
Route Mount Albert, Sharon

OWNER PROPRIÉTAIRE
CP PC

CRPI RIC:
3519054 092 CPO0 09904

STUDY YEAR/ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE/ÉCHELLE 1:2400

0 24

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 12

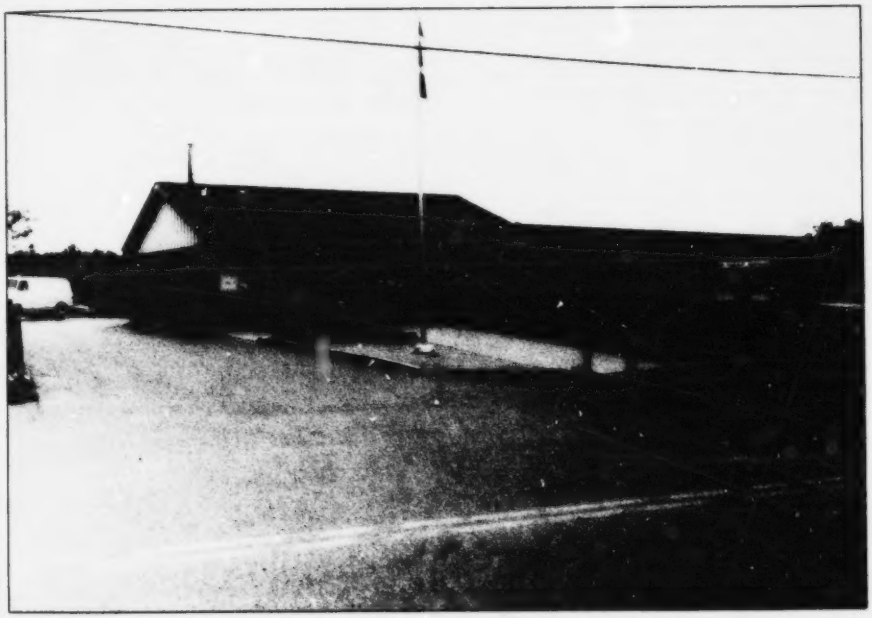
Holland Landing Post Office
Bureau de poste de Holland Landing

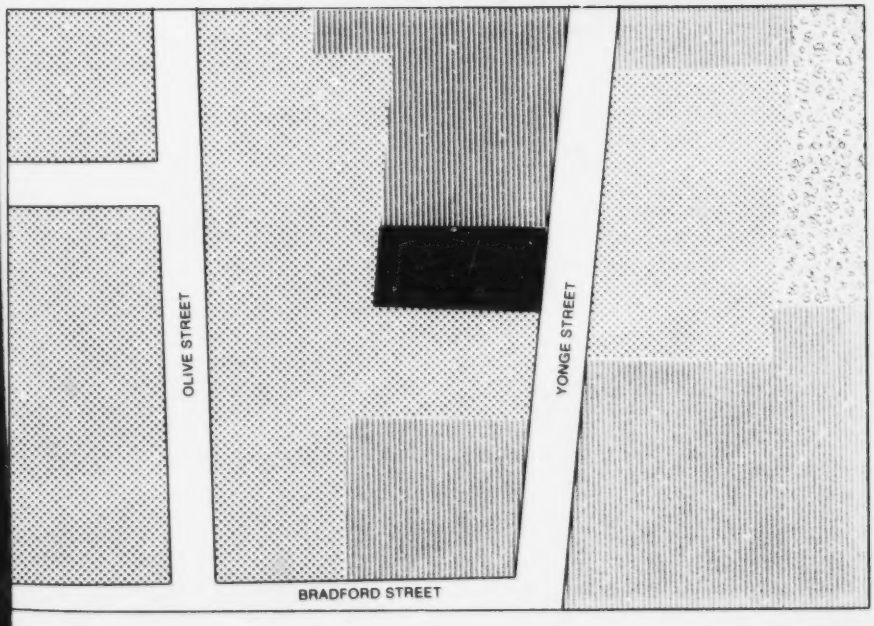
18226 Yonge Street
18226, rue Yonge

OWNER PROPRIÉTAIRE
CP PC

CRPI RIC
3519054 092 C POO 09903

STUDY YEAR ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE / ÉCHELLE 1:2400

0 24
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 13

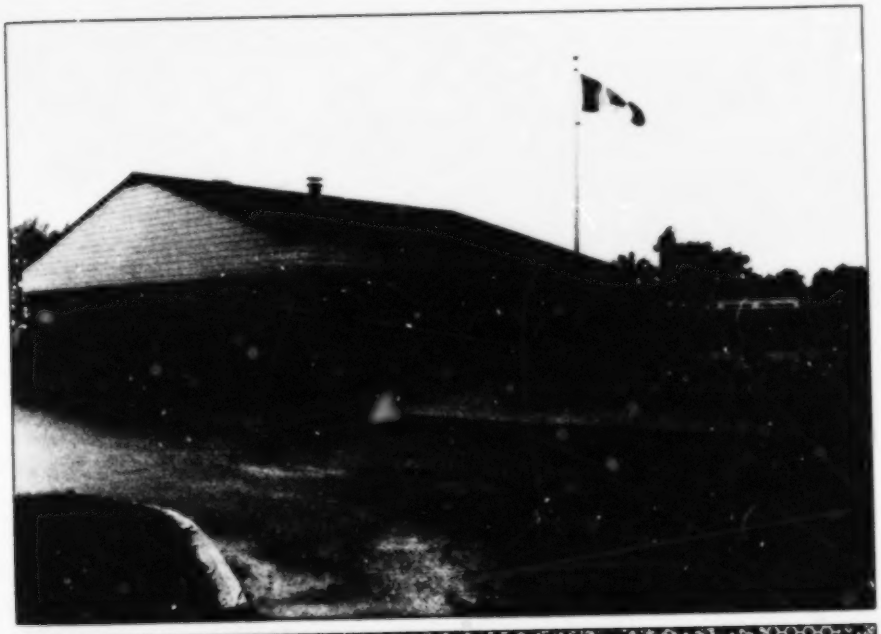
Queensville Post Office
Bureau de poste de Queensville

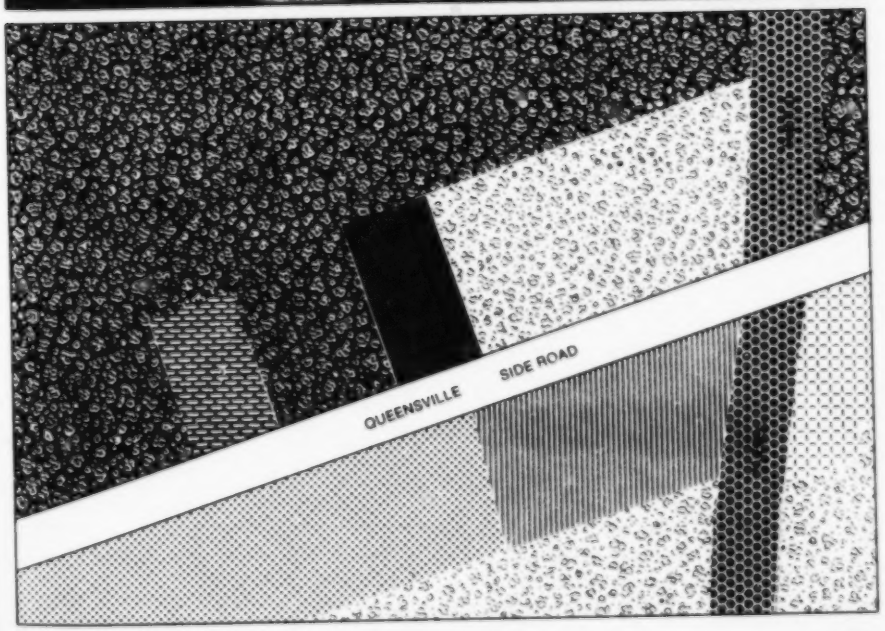
Queensville Side Road
près de la route Queensville

OWNER PROPRIÉTAIRE
CP PC

CRPI RIC
3519054 092 CPO0 09905

STUDY YEAR ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE / ÉCHELLE 1:2400

0 24
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 14

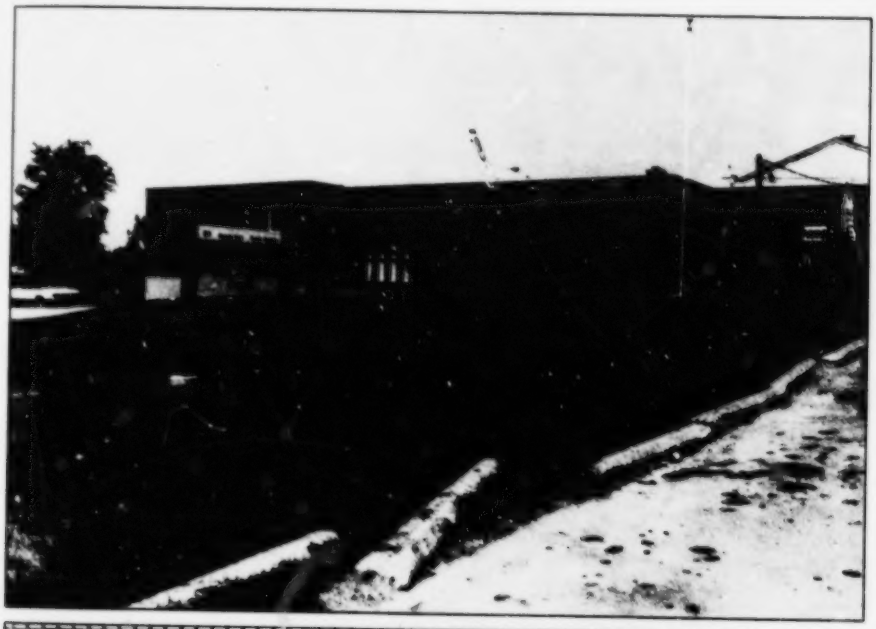
Keswick Post Office
Bureau de poste de Keswick

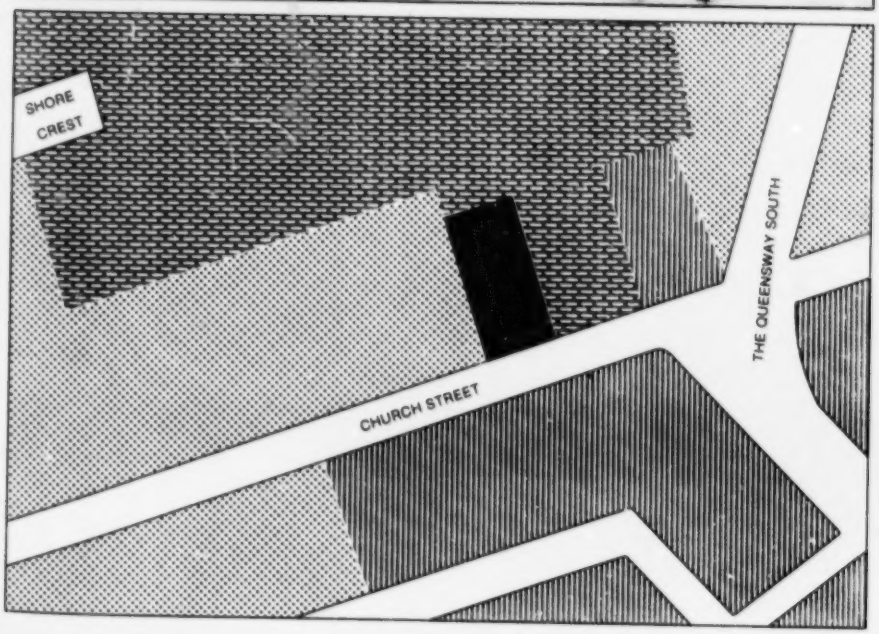
Church Street, Keswick
rue Church, Keswick

OWNER PROPRIÉTAIRE
CP PC

CRPI RIC
3519070 082 CPO0 09907

STUDY YEAR ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE / ÉCHELLE 1:2400

0 24
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 15

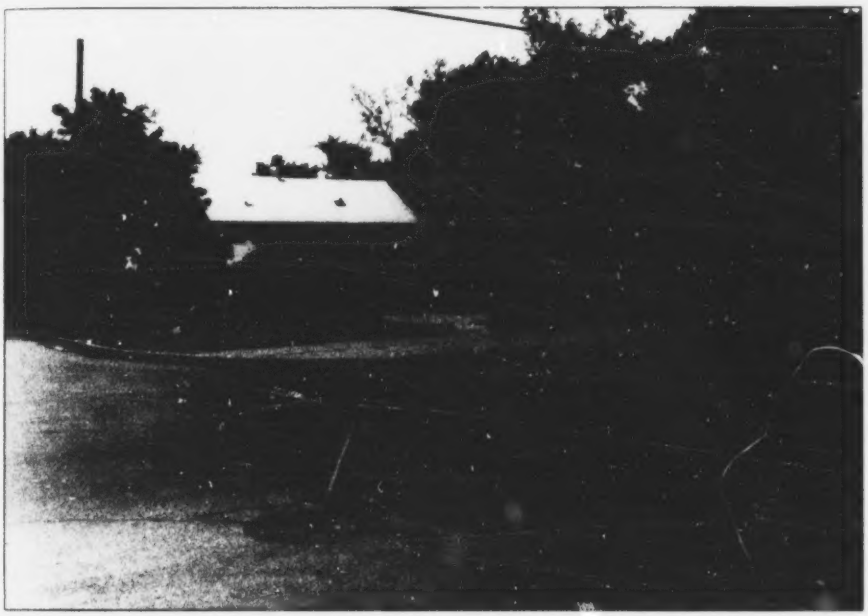
Post Office Site; Jackson's Point
Emplacement d'un bureau de poste; Jackson's Point

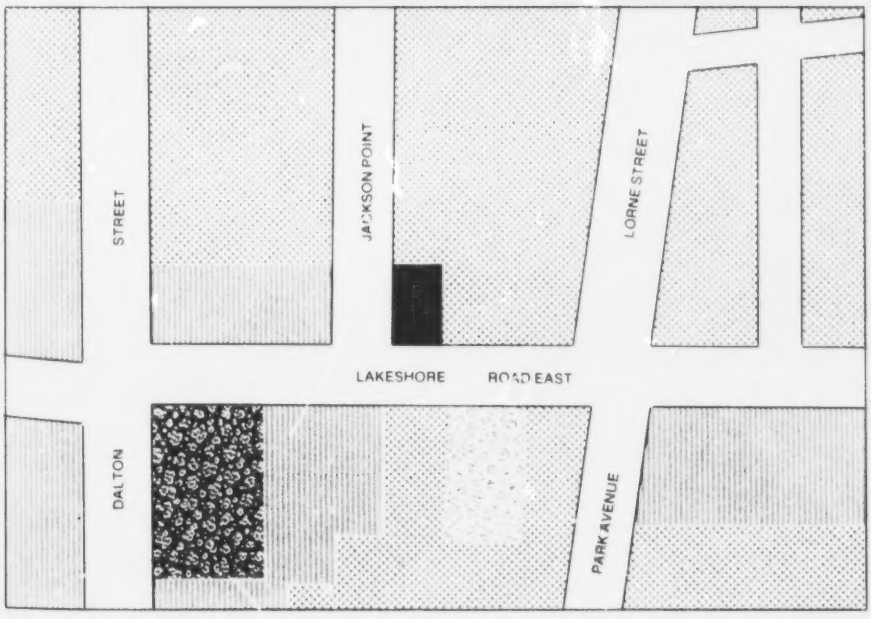
Lakeshore Road and Jackson Point Ave
Chemin Lakeshore et avenue Jackson Point

OWNER PROPRIÉTAIRE
CP PC

CRPI RIC
[illegible]

STUDY YEAR ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
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TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE ÉCHELLE 1:2400

0 24
m

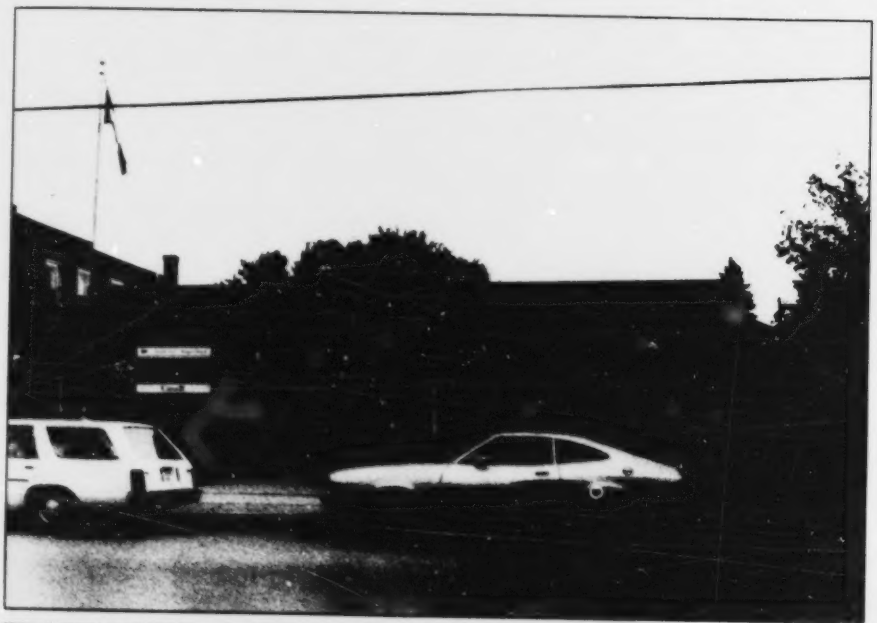
PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

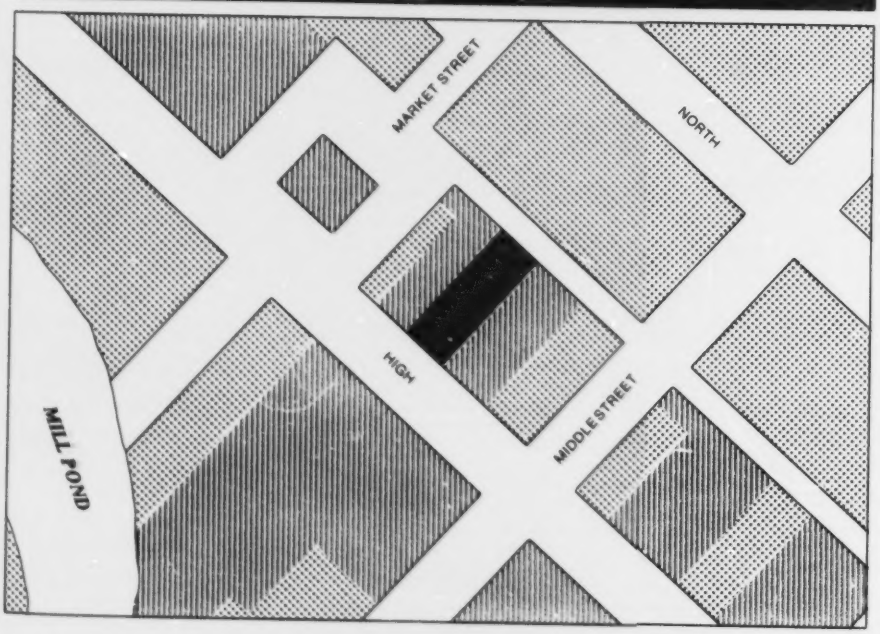
Site 16

Sutton West Post Office
Bureau de poste de Sutton West

243 High Street
243, rue High

OWNER PROPRIÉTAIRE
CP PC
CRPI RIC
3519070 082 CPO0 09919
STUDY YEAR ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
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TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE/ÉCHELLE 1:2400

0 24
m

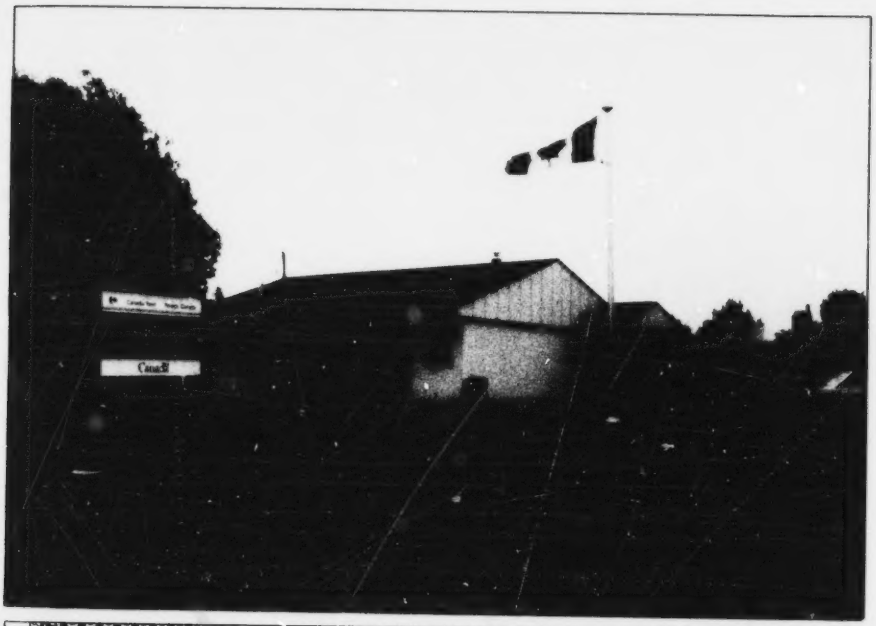
PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

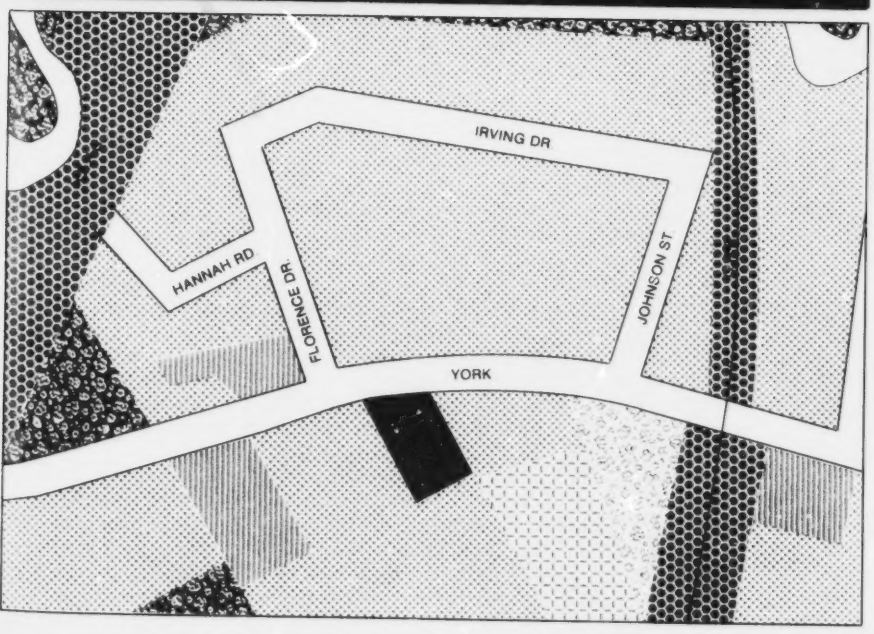
Site 17

Pefferlaw Post Office
Bureau de poste de Pefferlaw

21 York Road
21, chemin York

OWNER PROPRIÉTAIRE CP PC
CRPI RIC 3519070 082 CPOO 09918
STUDY YEAR ANNÉE D'ÉTUDE 1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
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COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE ÉCHELLE 1:4700

0 24
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 18

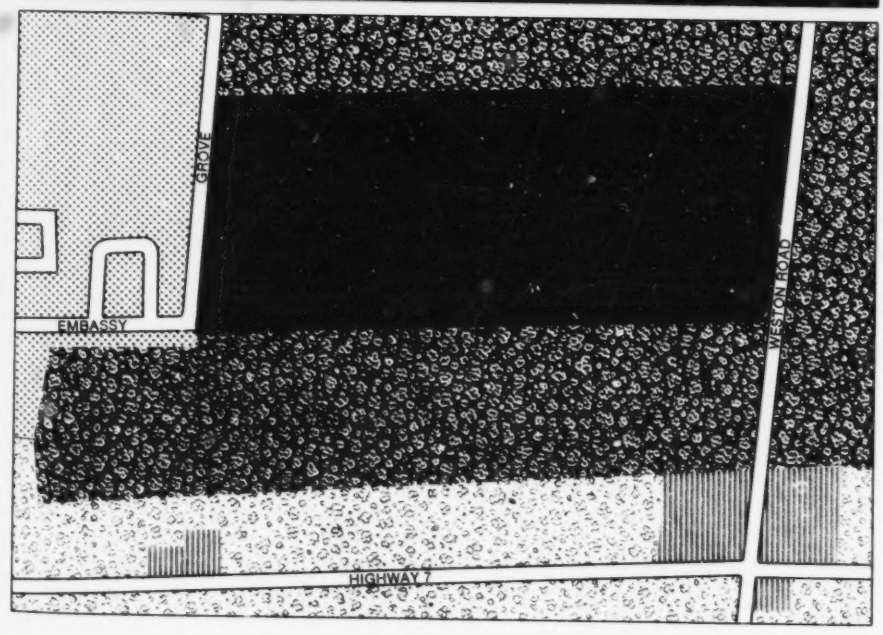
Meteorological Branch H.Q.
Service météorologique, A.C.

7970 Weston Road, Woodbridge
7970, chemin Weston, Woodbridge

OWNER PROPRIÉTAIRE
EC (AES) EC (SEA)

CRPI RIC
3519028 091 DOE1 09872

STUDY YEAR ANNÉE D'ÉTUDE
1984



LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
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INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE ÉCHELLE 1:12000

0 120
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 19

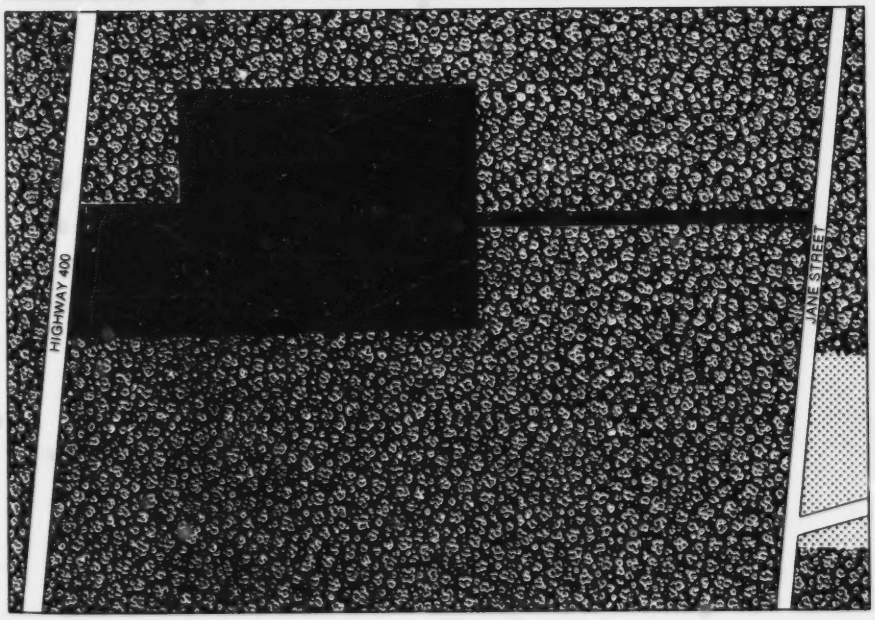
Toronto Weather Radar Station
Station radar météorologique de Toronto

HWY 400 and Jane Street
Autoroute 400 et rue Jane

OWNER PROPRIÉTAIRE
TC TC

CRPI RIC:
3519028 091 MO10 09877

STUDY YEAR/ANNÉE D'ÉTUDE
1984



LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
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TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE/ÉCHELLE 1:9600

0 96
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 20

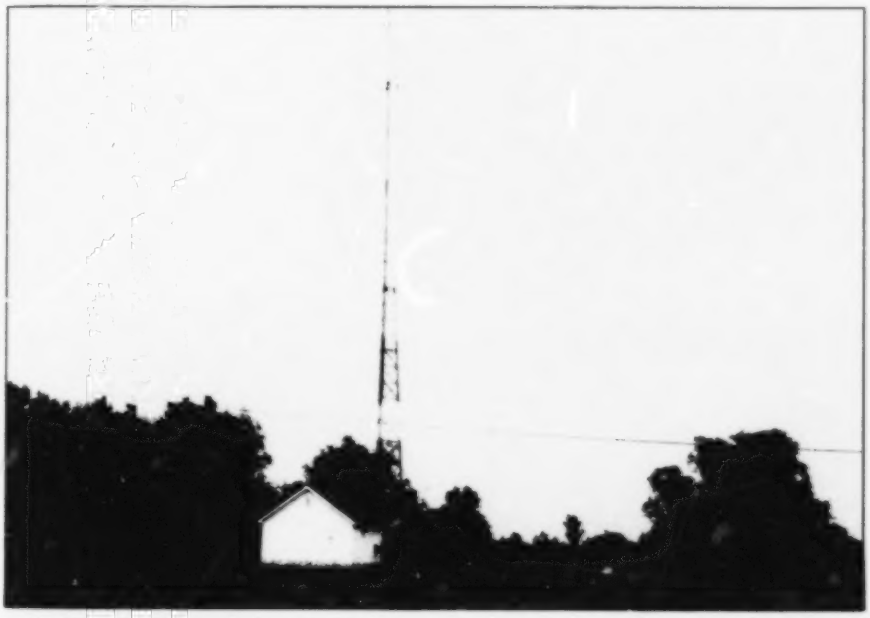
Toronto Radio Beacon
Radiophare d'alignement de piste de Toronto

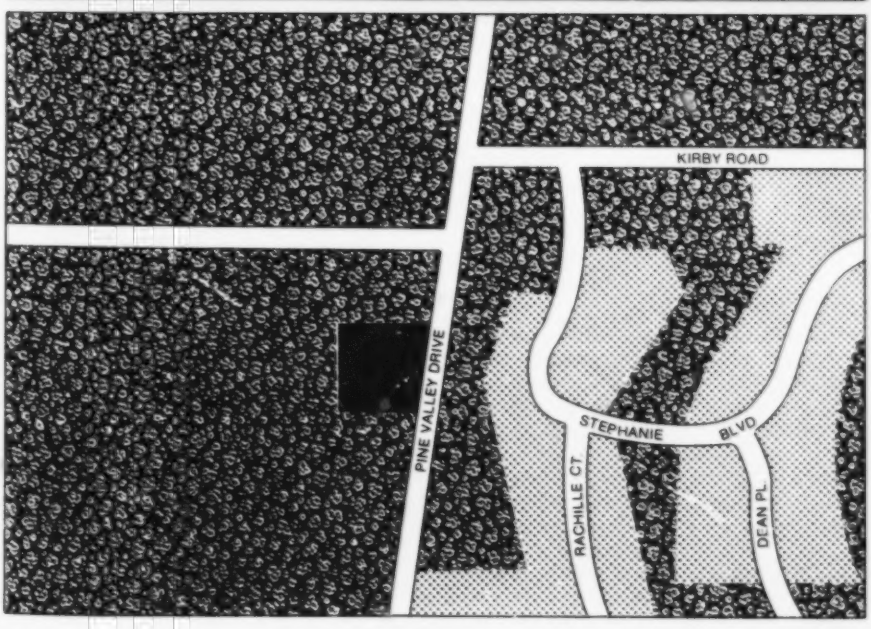
Pine Valley Drive, Vaughan
Promenade Pine Valley, Vaughan

OWNER PROPRIÉTAIRE
IC IC

CRPI RIC
3519028 091 MO10 09877

STUDY YEAR ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
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TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE/ÉCHELLE 1:6000

0 60
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 21

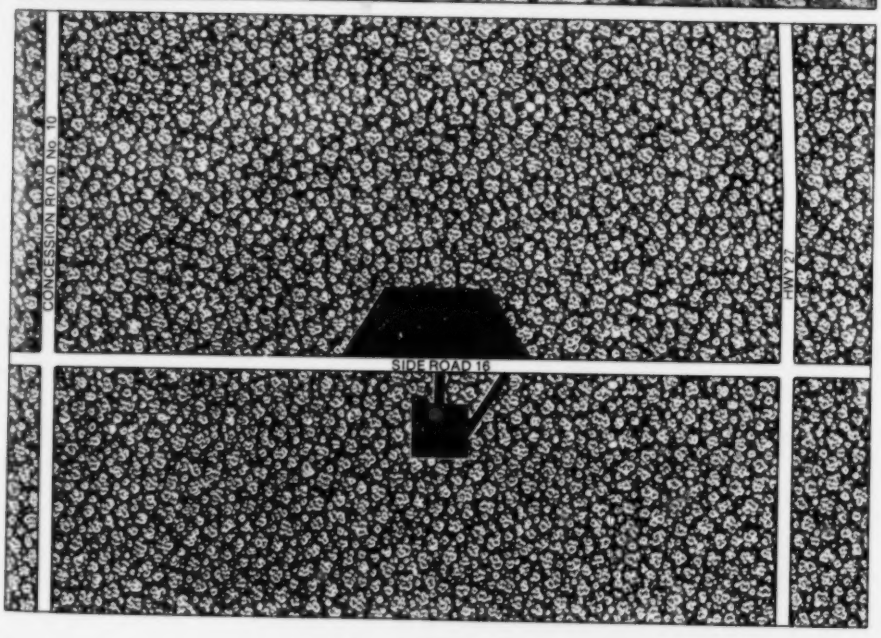
Toronto VOR Site
Phare omnidirectionnel de Toronto

Side Road 16, King Township
près de la route 16, canton de King

OWNER PROPRIÉTAIRE
TC TC

CRPI RIC
35190490920 MOTO 09901

STUDY YEAR ANNÉE D'ÉTUDE
1984



LEGEND / LÉGENDE

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TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE ÉCHELLE 1:15840

0 58
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 22

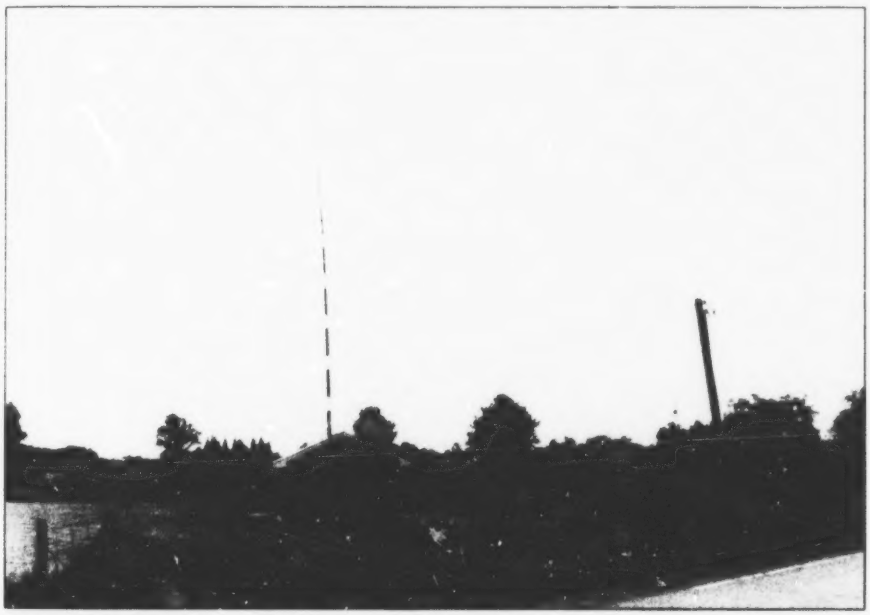
Non Directional Beacon
Phare non directionnel

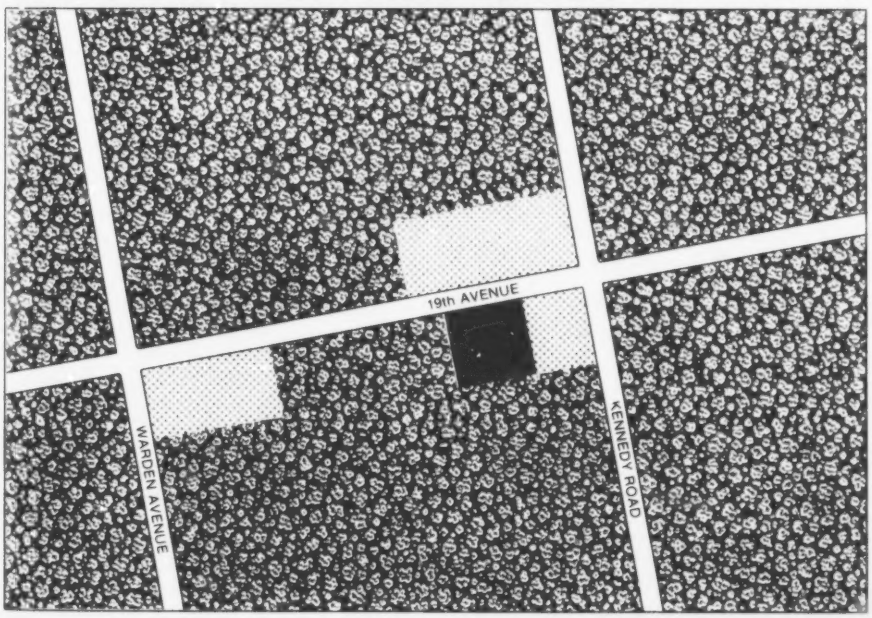
19th Avenue, Markham
19ième Avenue, Markham

OWNER PROPRIÉTAIRE
IC IC

CRPI RIC
3819013 091 MOTO 0188 3

STUDY YEAR ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
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INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE ÉCHELLE 1:6900

0 69
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 23

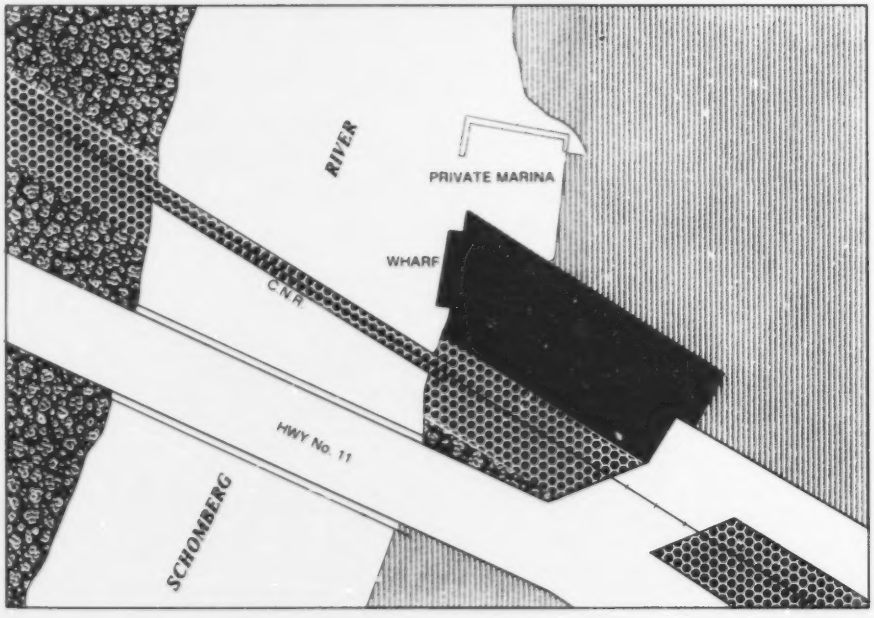
Wharf Access, Holland Landing
Accès au quai, Holland Landing

Off HWY 11
Près de l'autoroute 11

OWNER PROPRIÉTAIRE
F&O SCH P&O PPB

CRPI RIC
3519054 092 DPW0 09900

STUDY YEAR/ANNÉE D'ÉTUDE
1984



LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
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COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE/ÉCHELLE 1:1600

0 16
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 24

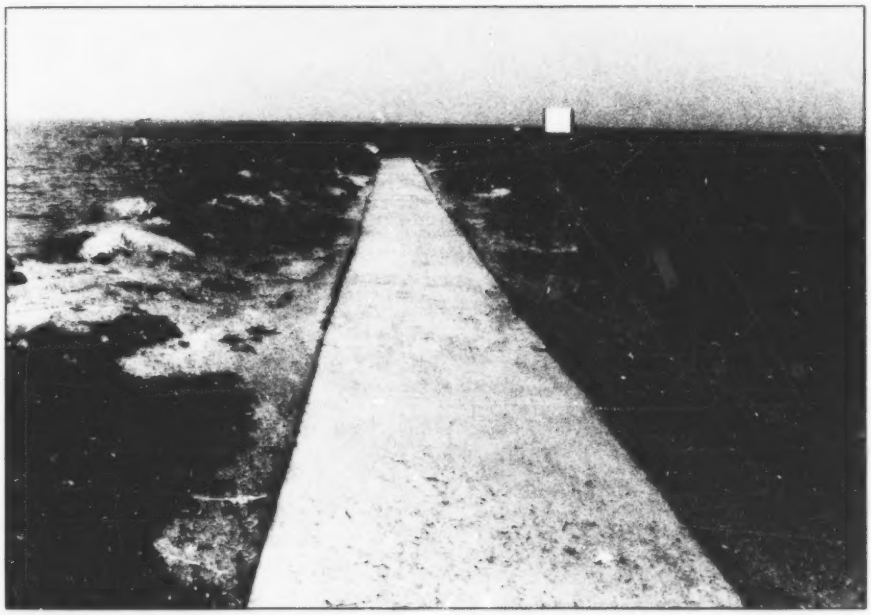
Wharf Access and Site
Accès au quai et emplacement

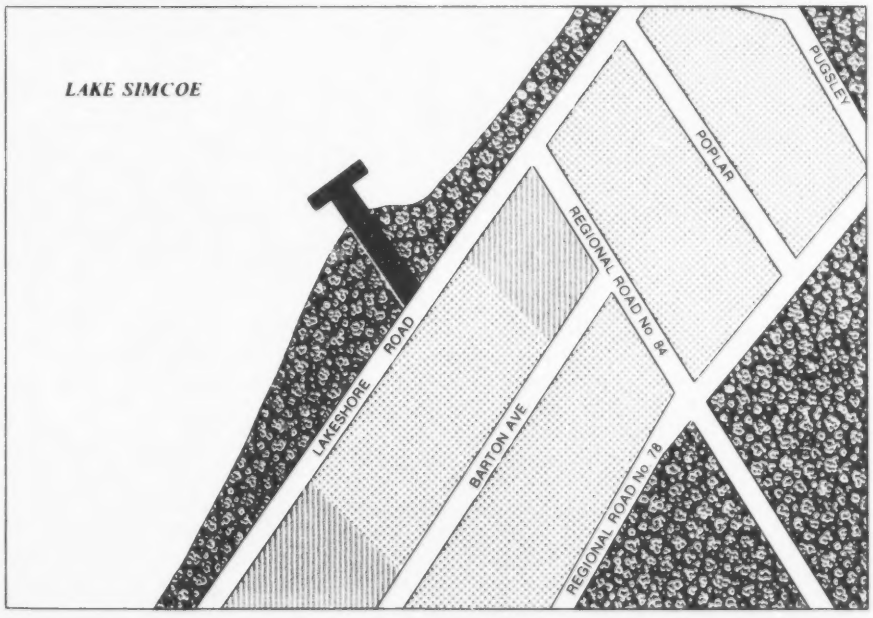
Lakeshore Road
Chemin Lakeshore

OWNER PROPRIÉTAIRE
T&O SCH P&O PPB

CRPI RIC
3519070 082 DPW0 09908 921

STUDY YEAR ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
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TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE / ÉCHELLE 1:6000

0 60
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 25

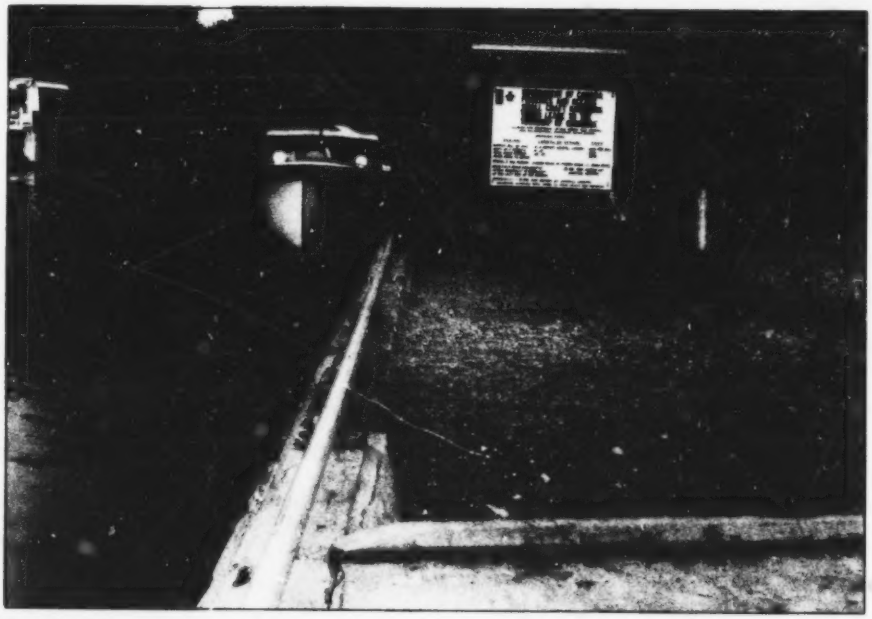
Wharf Approach — Jackson's Point
Accès au quai — Jackson's Point

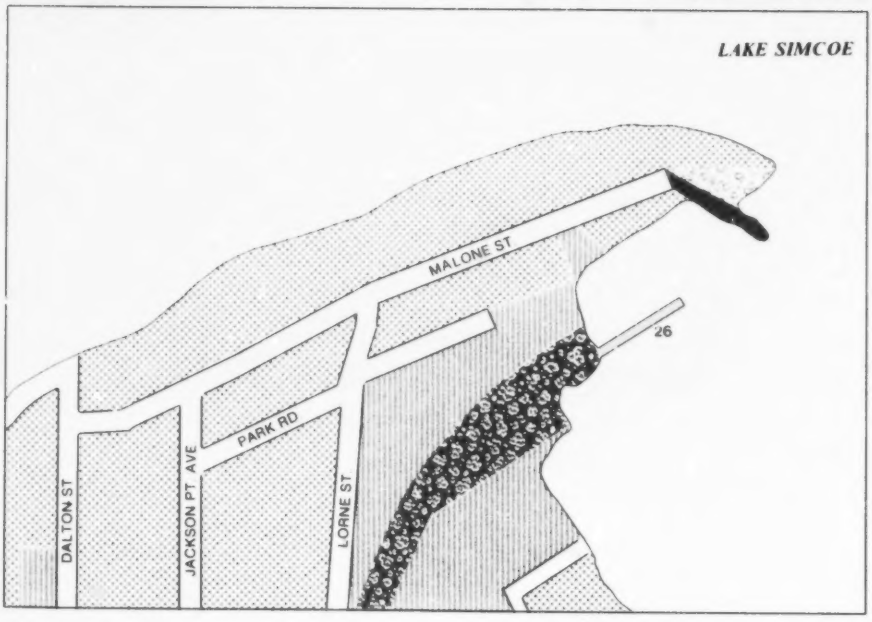
Lake Simcoe
Lac Simcoe

OWNER PROPRIÉTAIRE
T&O SCH P&O PPB

CRPI RIC
351907 0 082 DPW 0 09912

STUDY YEAR ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
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TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE ÉCHELLE 1:4800

0 48
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 26

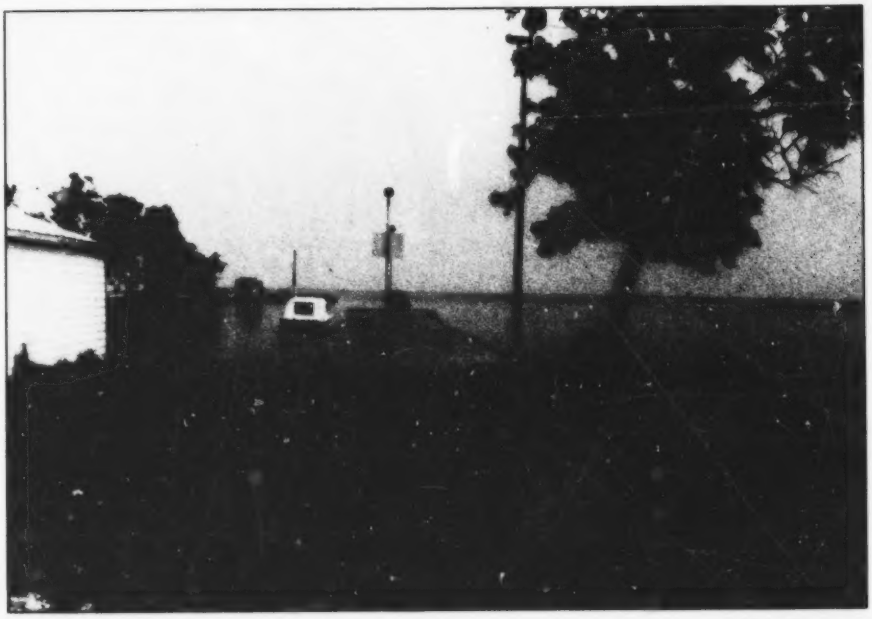
Wharf Jackson's Point
Quai de Jackson's Point

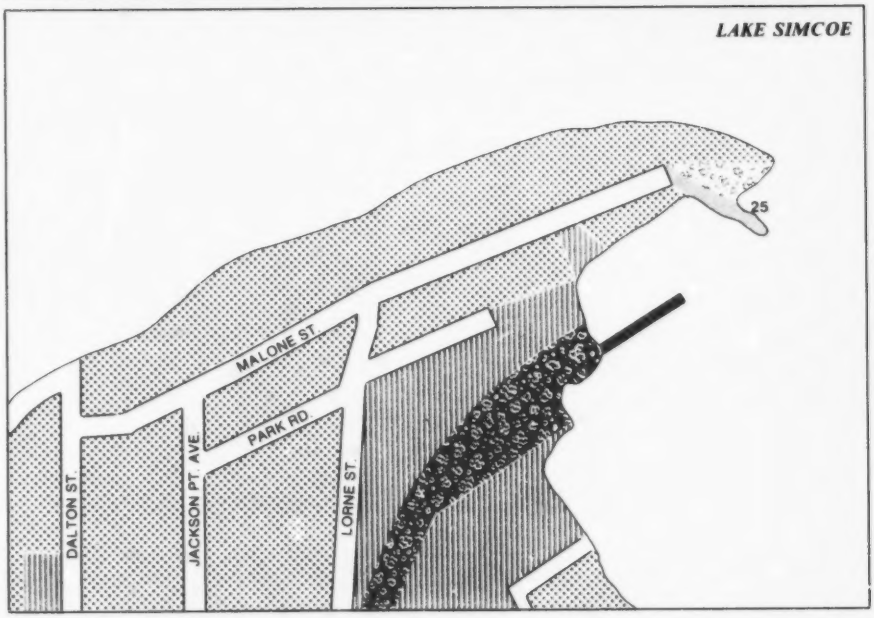
Lake Simcoe
Lac Simcoe

OWNER PROPRIÉTAIRE
F&O SCH. P&O PPB

CRPI RIC
3519070 082 DPW0 09917

STUDY YEAR / ANNÉE D'ÉTUDE
1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
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OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE / ÉCHELLE 1:4800

0 48
m

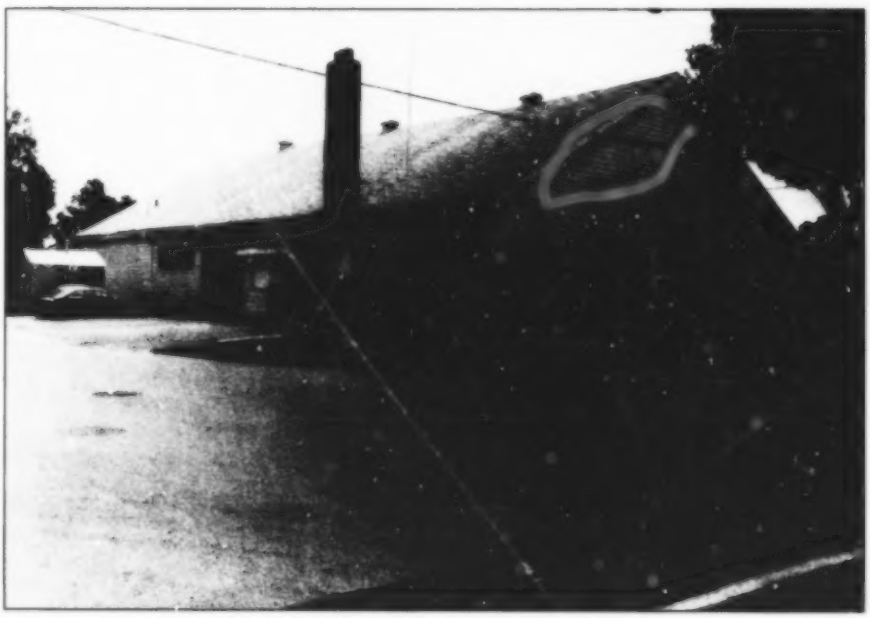
PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

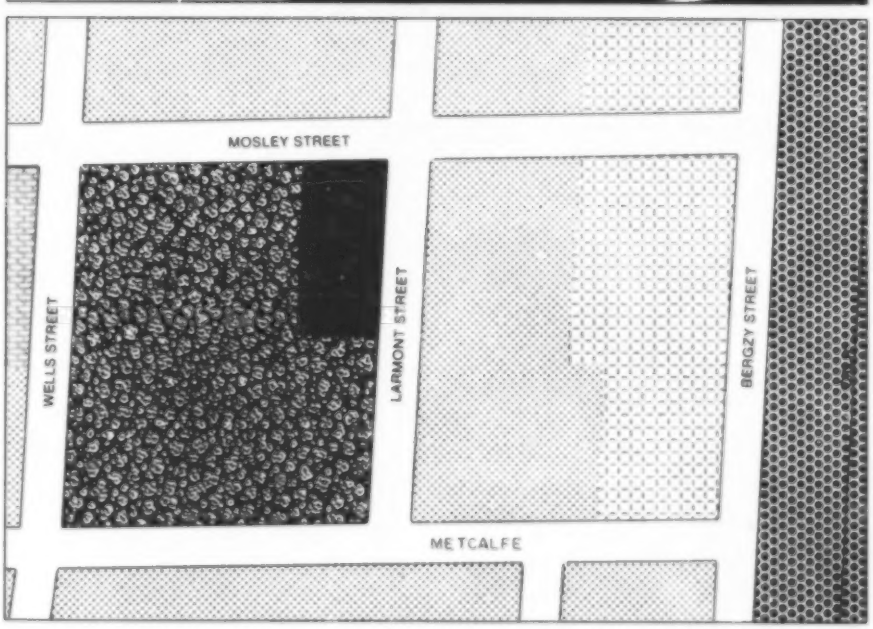
Site 27

Aurora Armoury
Manège militaire d'Aurora

89 Mosely St., Aurora
89, Rue Mosely, Aurora

OWNER PROPRIÉTAIRE ND DN
CRPI RIC 3519846 042 DN DN 098901
STUDY YEAR ANNÉE D'ÉTUDE 1984





LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
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INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE / ÉCHELLE 1:2800

0 28
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 28

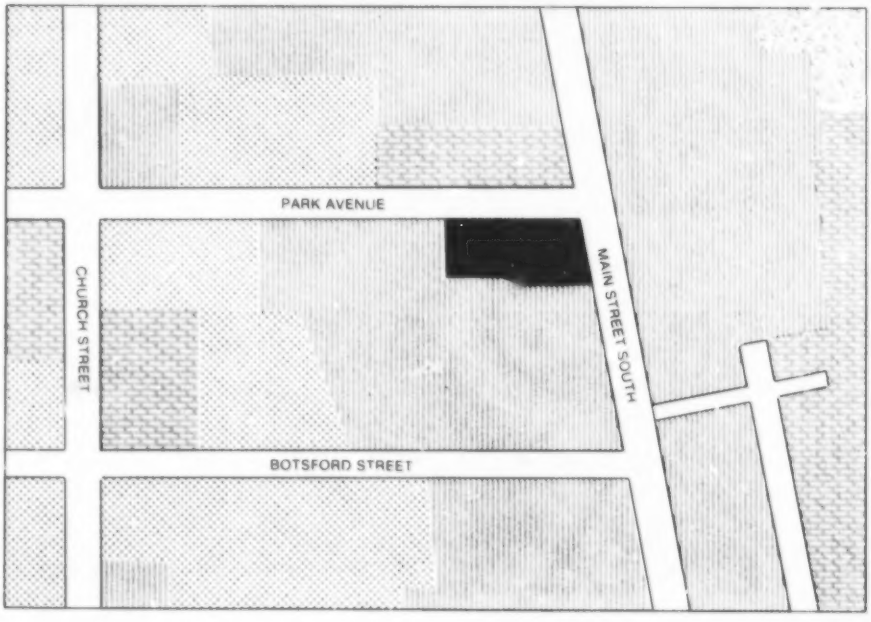
Government of Canada Building
Immeuble fédéral

180 Main Street, Newmarket
180, rue Main, Newmarket

OWNER PROPRIÉTAIRE
PWC TPC

CRPL RIC
35190438 0932 DPWG 08803

STUDY YEAR ANNÉE D'ÉTUDE
1984



LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
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OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE ÉCHELLE 1:2400

0 28
m

PROPERTY PROFILE
PROFIL DE LA PROPRIÉTÉ

Site 29

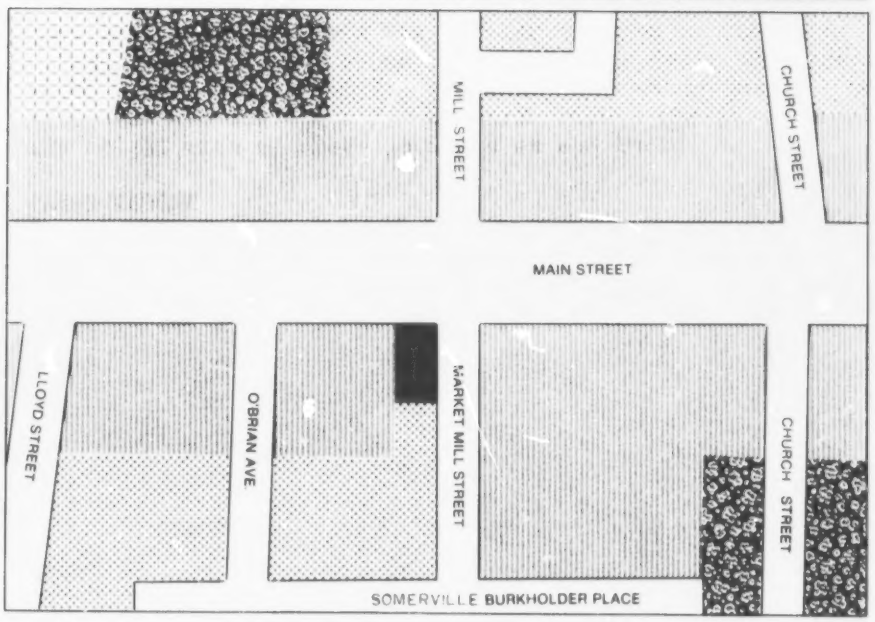
Stouffville Government of Canada Building
Immeuble fédéral de Stouffville

50 Main Street West, Stouffville
50 rue Main Ouest, Stouffville

OWNER PROPRIÉTAIRE
PWC TPC

CRPI RIC
3519044 092 DPW0 09890

STUDY YEAR ANNÉE D'ÉTUDE
1984



LEGEND / LÉGENDE

FEDERAL PROPERTY STRUCTURE LAND	PROPRIÉTÉ FÉDÉRALE STRUCTURE TERRAIN
OTHER FEDERAL PROPERTIES	AUTRES PROPRIÉTÉS FÉDÉRALES
RESIDENTIAL	RÉSIDENTIEL
COMMERCIAL	COMMERCIAL
INSTITUTIONAL	INSTITUTIONNEL
INDUSTRIAL	INDUSTRIEL
TRANSPORTATION AND UTILITIES	TRANSPORT ET SERVICES PUBLICS
OPEN SPACE AND RECREATION	ESPACE VERT ET RÉCRÉATION
UNDEVELOPED	NON AMÉNAGÉ

SCALE ÉCHELLE 1:3000

0 30
m

APPENDIX A

GLOSSARY OF TERMS

ECONOMIC LIFE

The estimated period over which it is anticipated that a property may profitably be utilized. The period over which a property will yield a return on the investment, over and above the economic rent due to land. This period can never exceed, and generally is shorter than the physical life of the improvements.

EXCESS

No longer required for operational purposes by a particular department. See "Surplus Property Procedures".

FLM

Federal Land Management - FLM policy requires that departments plan their acquisition, use and disposal of lands in a manner consistent with the principle that federal lands should be managed so as to combine the efficient provision of government services with the achievement of wider social, economic and environmental objectives.

GRANTS IN LIEU OF TAXES

Municipal grants are not paid on parks or on property leased to private concerns. Grants have been phased in to 100% of assessed value in 1983 for the following properties: museums, historic sites and parks, and self-contained Canadian Forces Bases.

GROSS AREA - (Outside Gross)

That area measured from the outside surface of the outer building wall to the outside surface of the opposite building wall, for the area of each floor, without any deductions for opening which occur within the floor area. Where balconies and mezzanine floors occur within the exterior walls of the building, the actual area of these is measured and included.

GROSS INCOME

Potential gross income, including both the amount actually charged to commercial tenants and reimbursing government agencies, as well as the amount which would be charged to government departments.

HERITAGE DESIGNATION

Federal Heritage Building Review Office (FHBRO) - An interdepartmental advisory body responsible for identifying and evaluating heritage buildings (40 years old and older) owned by the federal government and for monitoring the conservation and continued use of these buildings. The two categories are:

> **Classified building** - A federal heritage building that has been identified by the Government of Canada as having the highest heritage significance.
>
> **Recognized building** - A federal heritage building that has been identified by the Government of Canada as having the second highest heritage significance.

MONITOR

A recommendation that a property be monitored means that it is to be observed to determine if the problem identified has been solved by the expected action.

NON-HABITABLE VACANT SPACE

Space which, by reason of design and/or condition, cannot be used to satisfy client requirement.

OPERATING EXPENSES

Total operating expenses, including repairs but not capital expenditures, or management fees. PWC figures are as listed in the PWC Building Report for the 1983-84 fiscal year.

PROPERTY

Generally refers to an area of land plus any structures that may be located thereon.

RENTABLE FLOOR AREA

That area within the outside walls computed by measuring from the inside surface of the outer building wall to the inside of the opposite outer building wall, except where the outer building wall consists of 50% or more glass. In the latter case, the area is computed by measuring the innermost inside surface of such glass to the inside surface of the opposite outer building wall or glass, whichever is applicable. The area includes columns and projections necessary to the building structure but excludes Building Service Area (i.e., furnace rooms, public stairs, etc.)

REVIEW

A recommendation that a property be reviewed means that it is to be reevaluated at a specific time.

SURPLUS PROPERTY PROCEDURES

When a federal department or agency no longer has any use for a property (improved or unimproved land, including waterlots), it completes a "Notice of Excess Crown Property" form, which PWC circulates to other departments. If another department has expressed an interest in acquiring the property, this fact is taken into consideration by PWC which makes a recommendation to TBAC/FLM on the federal departmental or agency transfer of the property. When there is no federal interest, if disposal is appropriate, the practice is to give provincial and municipal governments, in that order, an opportunity to acquire the surplus property at current market value.

USABLE FLOOR AREA

The area within the outside walls measured and computed in the same manner as "Rentable Area" but excluding common use areas which serve the entire floor or building, known as Accessory Area (e.g. washrooms, cafeterias).

APPENDIX B

ABBREVIATIONS

Department and Agency Abbreviations

Agr	Agriculture Canada
CADC	Crown Assets Disposal Corporation
CBC	Canadian Broadcasting Corporation
CCA	Consumer and Corporate Affairs
CEIC	Canada Employment & Immigration Commission
CMHC	Canada Mortgage and Housing Corporation
CN	Canadian National
COM	Department of Communications
CP	Canada Post Corporation
CSC	Correctional Services Canada
EC	Environment Canada
EC-AES	Atmospheric Environmental Services
F&O	Department of Fisheries and Oceans
GTA	Government Telecommunications Agency
HWC	Health and Welfare Canada
LAB	Department of Labour
ND	National Defence
NFB	National Film Board
NPB	National Parole Board
Parks	Parks Canada
PSC	Public Service Commission
PWC	Public Works Canada
RC-CE	Revenue Canada, Customs and Excise
RCMP	Royal Canadian Mounted Police
SGC	Solicitor General Canada
SOS	Secretary of State
SSC	Supply and Services Canada
TC	Transport Canada
TC-CTC	Canadian Transport Commission
VAC	Veterans Affairs Canada

General Abbreviations

CA	Census Agglomeration
CBD	Central Business District
CRPI	Central Real Property Inventory, PWC
TBAC/FLM	Treasury Board Advisory Committee on Federal Land Management, chaired by a representative of the Treasury Board Secretariat and the permanent members are representatives of PWC, DOE and CMHC.
CNIB	Canadian National Institute for the Blind
RRAP	Residential Rehabilitation Assistance Program
NIP	Neighbourhood Improvement Program
FHBRO	Federal Heritage Building Review Office

APPENDIX C

ASC PUBLISHED REPORTS

Newfoundland

St. John's

Nova Scotia

Halifax-Dartmouth
Sydney

New Brunswick

Fredericton
Moncton
Saint John

Prince Edward Island

Charlottetown

Quebec

The Gaspé/Iles de la Medeleine
Granby
Haut-Saguenay
Lac St. Jean
Lower St. Lawrence
Montreal Island/Laval/Longueuil
Quebec Urban Community
Montreal North Shore
Montreal South Shore
Sherbrooke
Sorel
St. Hyacinthe
Trois-Rivières Region
Valleyfield

British Columbia

Fraser Valley
The Kootenays
Okanagan Region
Vancouver
Vancouver Island
Victoria

Northwest Territories

Yellowknife

Ontario

Cornwall
Guelph
Hamilton
Kingston
Kitchener-Waterloo
London
Metropolitan Toronto
Mid-Seaway Corridor
Mississauga
Niagara Region
North Bay
Oakville
Peterborough
Regional Municipality of Durham
Regional Municipality of Halton
Regional Municipality of Peel
Regional Municipality of Waterloo
Sault Ste. Marie
Sudbury
Thunder Bay
Timmins
Windsor

Manitoba

Winnipeg

Saskatchewan

Regina
Saskatoon
Prince Albert

Alberta

Calgary
Edmonton
Ft. McMurray
Red Deer

Yukon

Whitehorse

National Capital Region

Ottawa/Hull

REGIONAL MUNICIPALITY OF/
MUNICIPALITÉ RÉGIONALE DE
YORK
ONTARIO

FEDERAL PROPERTY
PROPRIÉTÉ FÉDÉRALE

SCALE 1:120,000 ÉCHELLE

Public Works Canada / Travaux publics Canada

COUNTY OF PEEL

TOWNSHIP OF KING

TOWN OF NEWMARKET

TOWN OF AURORA

TOWN OF WHITCHURCH-STOUFFVILLE

TOWN OF RICHMOND HILL

TOWN OF VAUGHAN

TOWN OF MARKHAM

REGIONAL MUNICIPALITY OF DURHAM

METROPOLITAN TORONTO

PROVINCIAL HIGHWAYS

REGIONAL ROADS

ONTARIO HYDRO TRANSMISSION LINES

LEGEND OF FEDERAL PROPERTIES
LEGENDE DES PROPRIETES FEDERALES

REGIONAL MUNICIPALITY OF YORK/MUNICIPALITE REGIONALE DE YORK
ONTARIO

	Owner Designation and Title Propriétaire et titre		Address Adresse	Site Area (ha) Superficie (ha)
1.	CP PC	Woodbridge Post Office Bureau de poste de Woodbridge	141 Woodbridge Street, Woodbridge 141, rue Woodbridge, Woodbridge	0.17
2.	CP PC	Maple Post Office Bureau de poste de Maple	9926 Keele Street, Maple 9926, rue Keele, Maple	0.19
3.	CP PC	King City Post Office Bureau de poste de King City	20 Doctors Lane, King City 20, ruelle Doctors, King City	0.10
4.	CP PC	Schomberg Post Office Bureau de poste de Schomberg	197 Main Street, Schomberg 197, rue Main, Schomberg	0.14
5.	CP PC	Newmarket Mail Processing Plant Centre de traitement du courrier de Newmarket	190 Mulock Drive, Newmarket 190, promenade Mulock, Newmarket	1.01
6.	CP PC	Canada Post Building, Aurora Immeuble de Postes Canada d'Aurora	20 Wellington Street East, Aurora 20, rue Wellington est, Aurora	0.19
7.	CP PC	Canada Post Building, Richmond Hill Immeuble Postes Canada de Richmond Hill	21 Arnold Street, Richmond Hill 21, rue Arnold, Richmond Hill	0.41
8.	CP PC	Markham Post Office Bureau de poste de Markham	21 Main Street North, Markham 21, rue Main nord, Markham	0.16
9.	CP PC	Stouffville Post Office Bureau de poste de Stouffville	22 Main Street, Stouffville 22, rue Main, Stouffville	0.20
10.	CP PC	Mount Albert Post Office Bureau de poste de Mount Albert	659 Centre Street, Mount Albert 659, rue Centre, Mount Albert	0.14
11.	CP PC	Sharon Post Office Bureau de poste de Sharon	Mount Albert Road, Sharon Chemin Mount Albert, Sharon	0.19
12.	CP PC	Holland Landing Post Office Bureau de poste de Holland Landing	18226 Yonge Street, Holland Landing 18226, rue Yonge, Holland Landing	0.19
13.	CP PC	Queensville Post Office Bureau de poste de Queensville	Queensville Side Road, Queensville Chemin Queensville Side, Queensville	0.19
14.	CP PC	Keswick Post Office Bureau de poste de Keswick	Church Street, Keswick Rue Church, Keswick	0.14
15.	CP PC	Post Office Site, Jacksons Point Emplacement pour un bureau de poste, Jacksons Point	Lake Drive and Jackson Point Avenue, Jacksons Point Promenade Lake et Avenue Jackson Point, Jacksons Point	0.06
16.	CP PC	Sutton (West) Post Office Bureau de poste de Sutton (ouest)	243 High Street, Sutton 243, rue High, Sutton	0.09
17.	CP PC	Pefferlaw Post Office Bureau de poste de Pefferlaw	21 York Road, Pefferlaw 21, chemin York, Pefferlaw	0.42

	PC	Bureau de poste de Queensville	Chemin Queensville Side, Queensville	
14.	CP PC	Keswick Post Office Bureau de poste de Keswick	Church Street, Keswick Rue Church, Keswick	0.14
15.	CP PC	Post Office Site, Jacksons Point Emplacement pour un bureau de poste, Jacksons Point	Lake Drive and Jackson Point Avenue, Jacksons Point Promenade Lake et Avenue Jackson Point, Jacksons Point	0.06
16.	CP PC	Sutton (West) Post Office Bureau de poste de Sutton (ouest)	243 High Street, Sutton 243, rue High, Sutton	0.09
17.	CP PC	Pefferlaw Post Office Bureau de poste de Pefferlaw	21 York Road, Pefferlaw 21, chemin York, Pefferlaw	0.42
18.	EC-AES EC-SEA	Meteorological Branch HQ. Service Météorologique, A.C.	7970 Western Road, Woodbridge 7970, chemin Western, Woodbridge	43.26
19.	EC-AES EC-SEA	Toronto Weather Radar Station Site Station radar météorologique de Toronto	Highway 400 and Jane Street Route 400 et rue Jane	16.46
20.	TC TC	Toronto Radio Beacon Radiophare d'alignement de piste	Pine Valley Drive, Vaughan Promenade Pine Valley, Vaughan	0.57
21.	TC TC	Toronto VOR Site Phare omni-directionnel de Toronto	Side Road 16, King Township Près de la route 16, Canton de King	7.04
22.	TC TC	Non Directional Beacon Phare non directionnel	19th Avenue, Markham 19e Avenue, Markham	0.45
23.	F&O/SCH P&O/PPB	Wharf Access, Holland Landing Accès au quai, Holland Landing	Off Highway 11, Holland Landing Près de la route 11, Holland Landing	0.21
24.	F&O/SCH P&O/PPB	Wharf Access and Site Quai et accès	Lakeshore Road, Island Grove Chemin Lakeshore, Island Grove	0.16
25.	F&O/SCH P&O/PPB	Wharf Approach and Site Quai et approche	Lake Simcoe, Jacksons Point Lac Simcoe, Jacksons Point	1.24
26.	F&O/SCH P&O/PPB	Wharf Site Quai	Lake Simcoe, Jacksons Point Lac Simcoe, Jacksons Point	0.85
27.	ND DN	Armoury, Aurora Manège militaire	89 Mosely Street, Aurora 89, rue Mosely, Aurora	0.12
28.	PWC TPC	Newmarket GOCB Immeuble fédéral de Newmarket	180 Main Street, Newmarket 180, rue Main, Newmarket	0.13
29.	PWC TPC	Stouffville GOCB Immeuble fédéral de Stouffville	50 Main Street West, Stouffville 50, rue Main ouest, Stouffville	0.06

Source: Regional Municipality of York Base Map

La carte de base provient de la Municipalité régionale de York